



COUNTY OF LOS ANGELES
OFFICE OF THE COUNTY COUNSEL

648 KENNETH HAHN HALL OF ADMINISTRATION
500 WEST TEMPLE STREET
LOS ANGELES, CALIFORNIA 90012-2713

TELEPHONE
(213) 974-1930
FACSIMILE
(213) 613-4751
TDD
(213) 633-0901

ANDREA SHERIDAN ORDIN
County Counsel

May 17, 2011

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

**Re: PROJECT NUMBER R2007-02104-(4)
CONDITIONAL USE PERMIT 2007-00149-(4)
FOURTH SUPERVISORIAL DISTRICT/THREE-VOTE MATTER**

Dear Supervisors:

IT IS RECOMMENDED THAT YOUR BOARD AFTER THE PUBLIC HEARING:

1. Rescind the Findings of the Board of Supervisors and Order denying Project No. R2007-02104-(4), consisting of Conditional Use Permit No. 2007-00149-(4), previously adopted on March 9, 2010.
2. Determine that revised Project No. R2007-02104-(4), which consists of Conditional Use Permit No. 2007-00149-(4), is exempt from the California Environmental Quality Act ("CEQA") as a Class 3 Categorical Exemption for construction of new small facilities or structures.
3. Indicate an intent to either approve or deny Project No. R2007-02104-(4), consisting of Conditional Use Permit No. 2007-00149-(4), as revised, and instruct County Counsel to prepare the appropriate findings for either approval or denial and, if necessary, prepare conditions of approval.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The recommended actions arise in connection with a settlement agreement in *T-Mobile West Corporation v. County of Los Angeles*, approved by your Board on February 15, 2011. Pursuant to the settlement agreement, the Board is required to hold a public

hearing to consider approval of a revised Conditional Use Permit ("CUP") for construction, operation, and maintenance of a wireless telecommunication project on a Southern California Edison ("SCE") lattice tower located on a parcel between South Frame Avenue and South Holmes Circle in the Hacienda Heights Zoned District. Pursuant to the settlement, the project to be considered includes a lesser number of antennas than the version of the project which your Board previously denied following a 2009 public hearing.

The settlement agreement requires your Board to consider the revised project at a public hearing. Your Board retains discretion to either approve, reject, or modify the project. If the CUP is not approved in substantially the same form as the revised project as reflected in the settlement agreement, T-Mobile West Corporation ("T-Mobile") may proceed with its lawsuit. If the Board approves the CUP in substantially the same form as the revised project as reflected in the settlement agreement, T-Mobile is required to dismiss the lawsuit.

FISCAL IMPACT/FINANCING

Approval of the proposed revised CUP should not result in any significant new costs to the County or to the Department of Regional Planning. The project conditions, if approved, require that T-Mobile pay certain costs to the County to defray expenses in connection with inspection and other enforcement activities. No request for financing is made.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

Project History

T-Mobile applied to the County for a CUP and other necessary approvals in July 2007 to construct a wireless telecommunications facility. The application, Project No. 2007-02104-(4), consisting of Conditional Use Permit No. 2007-00149-(4), proposed construction, operation, and maintenance of an unmanned telecommunications facility located on an SCE easement between South Frame Avenue and South Holmes Circle in the unincorporated area of the County, Hacienda Heights Zoned District ("Application"). T-Mobile sought to mount a total of 12 antennas on the legs of an existing 151-foot tall SCE lattice tower and painted to match, with associated equipment situated at the base of the tower in a 300-square-foot leased area, enclosed by a 6-foot high chain link fence.

A County Regional Planning Hearing Officer and then the Regional Planning Commission ("Commission"), on appeal, both approved the Application, with the Commission changing the enclosure fence to a 6-foot high concrete wall. However, after an October 27, 2009 hearing by your Board, you indicated an intent to deny the Application and adopted findings for denial on March 9, 2010. Enclosed for your reference is Exhibit A.

T-Mobile filed its lawsuit on April 7, 2010, in the United States District Court for the Central District of California, alleging that the County violated several provisions of a federal statute that regulates wireless facilities. Those included:

- (a) 47 U.S.C. section 332(c)(7)(B)(i)(I), which prohibits unreasonable discrimination by jurisdictions between different cellular providers;
- (b) 47 U.S.C. section 332(c)(7)(B)(i)(II), which does not allow local jurisdictions to deny an application if the denial results in an effective prohibition of personal wireless service by the provider at issue;
- (c) 47 U.S.C. section 332(c)(7)(B)(iii), which requires that there be substantial evidence to support denial of a wireless application; and
- (d) 47 U.S.C. section 332(c)(7)(B)(iv), which prohibits local jurisdictions from denying applications based on environmental effects of radio frequency emissions.

While counties retain significant authority over wireless permits under traditional land use and zoning powers, those powers are constrained by the above provisions of federal law. In its lawsuit, T-Mobile seeks injunctive and declaratory relief requiring the County to grant the Application. The County filed an answer in the action denying all liability to T-Mobile.

Under the above-referenced federal law ("Federal Telecom Act"), a local jurisdiction may not base denial of an application for a wireless telecommunication facility on alleged health effects or environmental effects of radio frequency ("RF") emissions from the antennas as long as the equipment meets Federal Communication Commission ("FCC") requirements. Any proposed approval would require the applicant to prove that its project complies with the FCC standards.

At the prior Board hearing, area residents testified, among other things, that some in the neighborhood who had T-Mobile service were able to make and receive telephone calls, questioning T-Mobile's claims that there was a "significant gap" in its service which it asserted prevented the County from denying its application due to 47 U.S.C.

section 332(c)(7)(B)(i)(II). Subsequent to the filing of the lawsuit, however, a County-retained expert reviewed the evidence submitted by T-Mobile regarding this prohibition of service claim (i.e., T-Mobile's claim that there was a "significant gap" in its coverage). The expert confirmed that, based on the evidence submitted, there was a "significant gap" in T-Mobile's service in the affected area.

Your Board approved a settlement agreement in the litigation on February 15, 2011, as recommended by County Counsel. As part of the settlement, T-Mobile agreed to revise its application, reducing the maximum number of antennas allowed under the CUP from 12 to 6, thereby reducing the overall surface area of the antenna array by about 10 percent. The fewer number of antennas and fewer mounting brackets should also reduce the visual impacts. The settlement requires your Board to consider the revised proposal.

Project Description and Location

The proposed project is composed of 6 panel antennas mounted on the legs of an existing 151-foot SCE lattice tower with associated equipment situated at the base located in a 300-square-foot leased area. This leased area would be enclosed by a 6-foot high concrete block wall to buffer the associated equipment cabinets from the surrounding residential community. The lattice tower is located on a SCE easement between South Frame Avenue and South Holmes Circle in the Hacienda Heights Zoned District.

Enclosed for your reference as Exhibit B are the materials presented to your Board for your previous October 27, 2009 hearing on the appeal of the Commission's approval of the Application. The revised proposal is substantially similar to the original proposed project except the revised antenna array consists of 6 rather than 12 antennas, and is approximately 10 percent smaller. The revised project is depicted in Exhibit C.

CEQA Compliance

The Department of Regional Planning determined that the project is categorically exempt under the provisions of CEQA pursuant to 14 California Code of Regulations 15303 (CEQA Guidelines 15303) and Class 3 of the County Environmental Document Reporting Procedures and Guidelines, Appendix 6. The project is within a class of projects which have been determined not to have a significant effect on the environment in that it meets the criteria of CEQA Guidelines section 15303 and Class 3 of the County Guidelines.

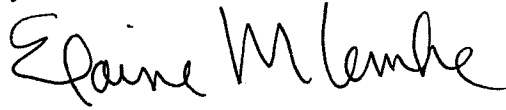
The Honorable Board of Supervisors
May 17, 2011
Page 5

IMPACT ON CURRENT SERVICES (OR PROJECTS)

If the Board determines to approve the CUP, it is not anticipated to have a negative impact on current services.

Very truly yours,

ANDREA SHERIDAN ORDIN
County Counsel

By 

ELAINE M. LEMKE
Principal Deputy County Counsel
Property Division

APPROVED AND RELEASED:


ANDREA SHERIDAN ORDIN
County Counsel

EML:vn

Enclosures

EXHIBIT A



COUNTY OF LOS ANGELES
OFFICE OF THE COUNTY COUNSEL

648 KENNETH HAHN HALL OF ADMINISTRATION
500 WEST TEMPLE STREET
LOS ANGELES, CALIFORNIA 90012-2713

ANDREA SHERIDAN ORDIN
County Counsel

March 9, 2010

TELEPHONE
(213) 974-1930
FACSIMILE
(213) 613-4751
TDD
(213) 633-0901

Agenda No. 2
10/27/09

The Honorable Board of Supervisors
County of Los Angeles #10 MARCH 9, 2010
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Re: **PROJECT NO. R2007-02104-(4)**
CONDITIONAL USE PERMIT NO. 2007-00149-(4)
FOURTH SUPERVISORIAL DISTRICT/THREE-VOTE MATTER

Dear Supervisors:

Your Board previously conducted a hearing regarding the above-referenced permit which sought to authorize the installation, operation, and maintenance of a wireless telecommunications facility. At the completion of the hearing you indicated an intent to deny the permit and instructed us to prepare findings for denial. Enclosed are findings for your consideration.

Very truly yours,

ANDREA SHERIDAN ORDIN
County Counsel

By 

ELAINE M. LEMKE
Principal Deputy County Counsel
Property Division

APPROVED AND RELEASED:


JOHN F. KRATTLI
Senior Assistant County Counsel

EML:vn

Enclosure

HOA.679147.1

**FINDINGS OF THE BOARD OF SUPERVISORS
AND ORDER
PROJECT NUMBER R2007-02104-(4)
CONDITIONAL USE PERMIT NUMBER 2007-00149-(4)**

1. The Los Angeles County ("County") Board of Supervisors ("Board") conducted a duly-noticed public hearing in the matter of Project No. R2007-02104-(4), consisting of Conditional Use Permit No. 2007-00149-(4) ("CUP") on October 27, 2009. The County Regional Planning Commission ("Commission") previously conducted a duly-noticed public hearing on the CUP on February 4, 2009.
2. The applicant, T-Mobile, USA, Inc. ("T-Mobile"), requested a CUP to authorize construction, operation, and maintenance of an unmanned wireless telecommunications facility consisting of 12 panel antennas mounted 40 and 50 feet high on the riser legs of an existing Southern California Edison ("SCE") lattice tower and four associated equipment cabinets and a new GPS antenna to be located on a concrete pad within a 12-foot by 25-foot leased area under the tower. The cabinets would be enclosed within a six-foot-high cinder block wall.
3. The subject lattice tower is located on parcel lot APN-8289-019-803 on an SCE easement between South Frame Avenue and South Holmes Circle in the unincorporated Hacienda Heights Zoned District. The lattice tower is located on an approximate 300-foot-wide rectangular-shaped undeveloped parcel on relatively level land approximately 150 feet from homes on both the north and south sides of the parcel.
4. The subject property is located within the Open Space classification of the Hacienda Heights Community Plan ("Community Plan"), Los Angeles County General Plan ("General Plan"). The intent of this land use classification is for the conservation of open space for parks, riding and hiking trails, passive recreation, scientific study, sanitary landfills, and utility easements.
5. There are no specific policies related to unmanned wireless telecommunications facilities in the Community Plan. The Land Use element of the General Plan, however, identifies among its goals, the maintenance and enhancement of existing residential neighborhoods and encouragement of high quality design in projects to be compatible with, and sensitive to, the natural and manmade environment.
6. The subject property is zoned A-2-1 (Heavy Agricultural-one-acre minimum lot size.)

7. Surrounding properties are zoned as follows:

North:	R-A-12,000 (Residential Agricultural-12,000 square-foot minimum lot size)
South:	R-1-15,000 (Single Family Residential-15,000 square-foot lot size)
East:	RPD-15,000 (Residential Planned Development-15,000 square-foot minimum lot size)
West:	A-2-1; City of Whittier zoned properties
8. Surrounding uses include residential properties and open space, which includes a hiking and horse trail and the Puente Hills landfill native habitat preservation area.
9. Title 22 (Zoning Ordinance) of the Los Angeles County Code ("County Code") does not specify "wireless telecommunications facility" as a use. Therefore, the Department of Regional Planning ("Regional Planning") has determined that the most similar use specified in the Zoning Ordinance is "radio or television tower," which may be allowed in the A-2 zone with a conditional use permit. Accordingly, a conditional use permit is likewise required for all wireless telecommunication facilities in the A-2 zone.
10. Prior to the above-referenced Board and Commission hearings, an initial hearing was held by a hearing officer on September 8, 2008, who approved the project, and the case was then timely appealed to the Commission. After closing its public hearing, the Commission approved the CUP. The Commission's approval of the CUP was timely appealed to the Board by more than 85 residents in the area of the proposed project.
11. Proper legal notice was provided by the County for all of the public hearings held regarding the CUP.
12. At the Commission hearing, a representative of T-Mobile testified in favor of the CUP and upholding the hearing officer's prior approval. T-Mobile testified, among other things, that it examined alternative sites and that there was a significant gap in its coverage. Five residents testified in opposition to the CUP. Opposition testimony centered on: aesthetic impacts, that adequate wireless coverage existed in the proposed coverage area, impact of the proposal on the surrounding trails and wildlife in the area, and that inadequate consideration was given to alternative sites.
13. More specifically as to the opposition testimony at the Commission hearing regarding compatibility of the project with the surrounding area, testimony was given about the native habitat preservation area, the variety of wildlife in the area, including a red-tailed hawk that utilized the lattice tower for nesting, and the incompatibility of cellular antennas on the tower with residential uses.

14. Opponents of the project also testified that they performed a coverage field test using T-Mobile phones that revealed that T-Mobile has adequate coverage in the area, including testifying that they were able to make and receive calls in areas where T-Mobile claimed a gap in service. Written documentation from the test was submitted. Opponents also testified that T-Mobile's own website showed coverage in areas where T-Mobile's propagation map showed no coverage. Opposition testimony also asserted that T-Mobile undertook only a superficial review of the alternative sites it did consider, and failed to consider all possible alternatives.
15. After the Commission's approval of the CUP was appealed to the Board, a de novo hearing was held by the Board on October 27, 2009. At that hearing, Regional Planning staff briefly outlined the proposed facility and explained the procedural status of the case. Seven people testified, five in opposition. Two individuals testified on behalf of, and in support of, T-Mobile's application.
16. Opposition testimony focused upon: (1) T-Mobile's claim of a coverage gap, which opponents disputed; (2) view and other aesthetic impacts; and (3) complaints that T-Mobile did not prove its claims of efforts to locate elsewhere, co-locate, or that other locations would not provide adequate coverage.
17. Project opponents testified that specific proposed alternative sites were not investigated by T-Mobile. There are other SCE towers in the vicinity. One member of the Board stated that his staff had checked with SCE and was advised that T-Mobile had only inquired about two of the towers as possible alternatives.
18. Testimony was also received by the Board about the incompatibility of the antennas and equipment cabinets with the open space area and trail.
19. As they had done at the Commission hearing, area residents again testified that their field tests revealed that T-Mobile had coverage in the relevant area.
20. T-Mobile submitted cards from residents in support of the project. Review of the addresses of those cards, compared with T-Mobile's identified intended coverage area, reveal that many of the signatories appear to reside outside of the proposed project's intended coverage area.
21. While T-Mobile testified at the Board and Commission that there was a "significant gap" in its coverage in its "burden of proof" submittal to Regional Planning, T-Mobile described its service in the area as "substandard" and that the purpose of the proposed facility was to provide "improved coverage and capacity" to those who not only live in the area, but travel through it.
22. Another T-Mobile document indicated the facility was "necessary to meet customer demand as customers are demanding excellent wireless phone coverage in their homes..." [Underline added.] It also stated that the site

objective was to "improve the in-building coverage in the residential area" and that there were problems with "signal strength and call quality."

23. Testimony at the Board hearing pointed out that T-Mobile's goal of "improving" service reflected an absence of a significant gap and that service did exist.
24. Regarding aesthetic and view impacts, it was pointed out at the Board hearing that the antenna arrays are nine feet wide with a three-foot separation between the antennas and that the 12-panel antennas will each extend about three to five feet from the side of the tower rather than be flush mounted, and that the six-foot-high cinder block wall would be 12 by 25 feet in dimension. Further, as reflected by photos submitted, the antennas would be highly visible from South Frame Avenue and adjacent properties, including homes and the habitat preservation area.
25. The Board finds that the proposed project as a whole is out of character with the surrounding neighborhood, is not compatible with the natural or manmade environment, will result in adverse aesthetic impacts, and will create visual blight for the surrounding community.
26. Based upon the evidence presented, the Board finds that T-Mobile failed to present adequate evidence of a significant gap in its coverage in the area surrounding the site and that the contrary evidence submitted by project opponents, which showed no significant gap, was credible. The Board also finds that T-Mobile's own website showed the area to have adequate coverage.
27. The Board finds that T-Mobile failed to conduct a meaningful comparison of alternative sites, and that T-Mobile did not examine feasible alternative sites that could have provided additional coverage while being less intrusive in terms of visual and aesthetic impacts on the community.
28. The Board finds that the proposed project is inconsistent with the following goals of the General Plan, Land Use Element: maintenance and enhancement of existing residential neighborhoods and encouragement of high quality design in projects to be compatible with, and sensitive to, the natural and manmade environment.

BASED ON THE FOREGOING, THE BOARD OF SUPERVISORS CONCLUDES:

1. The proposed use is not consistent with the adopted general plan for the area;
2. That the requested use at the proposed location will adversely affect the health, peace, comfort, or welfare of persons residing or working in the surrounding area; and
3. That the requested use will be materially detrimental to the use, enjoyment, or valuation of property of other persons located in the vicinity of the site.

THEREFORE, THE BOARD OF SUPERVISORS:

1. Denies Project No. R2007-02104-(4), consisting of Conditional Use Permit No. 2007-00149-(4).

EXHIBIT B

Date 2/17/09

Mr. Don Ashton
Deputy Executive Officer
Los Angeles County Board of Supervisors
Room 383, Kenneth Hahn
Hall of Administration
500 West Temple Street
Los Angeles, California 90012

Dear Mr. Ashton:

Subject: Project Number R2007-02104-(4)
CUP 200700149-(4)
Use: CONSTRUCTION, OPERATION AND
MAINTENANCE OF A WIRELESS TELECOMMUNICATIO
Facility
Address between S Frame Ave & S
Holmes Circle in the HACIENDA HEIGHTS
4th HACIENDA HEIGHTS Zoned District

Related zoning matters:

Tract or Parcel Map No. #8289-019-803

Change of Zone Case No. _____

Other _____

This is a notice of appeal from the decision of the Regional Planning Commission on:
(Check One)

☒ The Denial of this request

☒ The Approval of this request

_____ The following conditions of the approval:

Briefly, the reason for this appeal is as follows:

SEE ATTACHED

DESTRUCTION OF WILDLIFE & NATIVE PLANTS
ENVIRONMENTAL SENSITIVE SURROUNDINGS
(AS PER COUNTY PLANNING DRAFT REPORT 1-M)
ALTERNATE SITE NOT INVESTIGATED
AS PER 9TH CIRCUIT COURT OF APPEALS NO
WRITTEN PROOF OF BURDEN
INSTALLATION WILL REDUCE PROPERTY VALUE
WIRELESS CAPACITY & GAPS NOT TRUE
911 ISSUE VOID

Enclosed is a check (or money order) in the total amount of \$ 1,548.00 ~~1,548.00~~ 05.
The amount of \$1,548.00 for applicants or \$775.00 for non-applicants is to cover the
Regional Planning Department's processing fee.



(Signed)

Appellant

JOHN CHEN

President of Monrovia Home owner association

3554 HOLMES CIR

Address

Hacienda Heights CA 91745

562 - 789 - 0189

Day Time Telephone Number

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Krikor Arabian Signature [Signature]

Address: 3561 Holmes Circle Hac. H13 CA 91145 Tel: 310 4893179

Appellant name: PHILIP MICALIZZI Signature Philip Micalizzi

Address: 1524 Metropol Dr. HAC. H13-91745 Tel: 562 498-3374

Appellant name: MANGLANZ MOHAN Signature Mohan c 17 (562) 698-22

Address: _____ Tel: _____

Appellant name: Angela Shih Signature Angela Shih

Address: 4215 Hermitage Dr. Hacienda Heights Tel: 562-698-3995

Appellant name: Concepcion Sarne Signature [Signature]

Address: 3515 Holmes Circle Hacienda H13 91745 Tel: 562-696-89

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Harry Gouma Signature: [Signature]
Address: 3531 Belle River Dr. Tel: 626-961-8769

Appellant name: Christina Gouma Signature: [Signature]
Address: 3531 Belle River Dr. Tel: _____

Appellant name: John Gouma Signature: [Signature]
Address: 3531 Belle River Tel: 626-961-8769

Appellant name: David Pavloff Signature: [Signature]
Address: 3517 Belle River Dr. Tel: 626-961-6779

Appellant name: Tanya Pavloff Signature: [Signature]
Address: 3517 Belle River Tel: 626-961-6779

Appellant name: CHEYL SEWARDS Signature: [Signature]
Address: 3509 Belle River Dr Tel: (626) 330-8365

Appellant name: VERNON SEWARDS Signature: [Signature]
Address: 3509 Belle River Dr HAC HTS Tel: 626 330-8365

Appellant name: LYDIA PADILLA Signature: [Signature]
Address: 3525 BELLE RIVER DR. HAC HTS Tel: _____

Appellant name: GLORIA KIRKWOOD Signature: [Signature]
Address: 3542 SOBELLE RIVER DR HAC HTS CA 91745 Tel: 626/961-2164

Appellant name: CHARLES M KIRKWOOD Signature: [Signature]
Address: 3542 SOBELLE RIVER DR HAC HTS CA Tel: 626/200-8963

Appellant name: Cheryl Riley Signature: [Signature]
Address: 3539 Belle River Dr, HAC. HTS 91745 Tel: (626) 333-3855

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Robert W. Riley Signature: R. W. Riley
Address: 3539 Belle River Dr. Hacienda Heights Tel: 626-333-385

Appellant name: Ray Moore Signature: _____
Address: 6163 Southwind Dr, Whittier 90601 Tel: (562) 696-8666

Appellant name: Christopher Riley Signature: Chris Riley
Address: 3539 Belle River Dr. Hacienda Heights Tel: (626) 333-3855

Appellant name: Maxine Kensic Signature: M. Kensic
Address: 3485 So. Belle River Dr Tel: _____

Appellant name: Richard Kensic Signature: R. Kensic
Address: 3485 So. Belle River Dr. Tel: 626-968-8829

Appellant name: Carol Cossette Signature: Carol Cossette
Address: 3466 Belle River Dr Tel: 698-4050

Appellant name: ROGER COSSETTE Signature: Roger Cossette
Address: 3466 Belle River Dr. Tel: 626-968-4050

Appellant name: Dennis Greenfield Signature: Dennis Greenfield
Address: 3455 Belle River Dr. H. H. 91745 Tel: 626-333-8620

Appellant name: Angela Greenfield Signature: Angela Greenfield
Address: 3455 Belle River Dr. Hacienda Heights Tel: 626-333-8620

Appellant name: Harry Im Signature: Harry Im
Address: 3447 Belle River Dr. Hacienda Heights Tel: 626-336-5563

Appellant name: Susan Dahdne Signature: S. Dahdne
Address: 3534 Belle River Dr Hacienda Heights 91745 Tel: 626-757-2705

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Mi Song Choi Signature: [Signature]
Address: 4240 Hermitage Dr. Hacienda Hts. Tel: 62-683-1541

Appellant name: Kenneth Lee Signature: [Signature]
Address: 4220 Nobel Court Hacienda Hts Tel: (310) 710-5358

Appellant name: Buckton Fong Signature: [Signature]
Address: 4120 Nobel Ct - Hacienda Hts CA Tel: 562-945-1822

Appellant name: VICTOR ALVAREZ Signature: [Signature]
Address: 15265 Metropal Dr. Tel: 323 633 1772

Appellant name: GEORGE GALVES Signature: [Signature]
Address: 4125 MIRAMAR DR Tel: 562-789-5887

Appellant name: [Signature] Signature: [Signature]
Address: 4215 MIRAMAR DR Tel: (562) 698-5412

Appellant name: JOSEPH CHU Signature: [Signature]
Address: 4225 MIRAMAR Tel: (562) 696-9631

Appellant name: Geraldine Klempel Signature: [Signature]
Address: 4235 Miramar Dr Hac Hts Tel: 562 698-8688

Appellant name: JULIE YANG Signature: [Signature]
Address: 4120 Miramar Dr. Hacienda Hts Tel: 626-3791815

Appellant name: DOLPHIE MARCUS Signature: [Signature]
Address: 4110 MIRAMAR DR Tel: 562 693-8646

Appellant name: REGINALD BURNLEY Signature: [Signature]
Address: 15300 CASANO DR. Tel: 562-789-1252

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Myraa Craig Signature Myraa Craig
Address: 3585 Holmer Circle, H. Heights Tel: (562) 698-148

Appellant name: Cecilia Lee Signature Cecilia Lee
Address: 3605 Holmes Cir Hac. Hts, 91745 Tel: 562-698-2976

Appellant name: Sugio & Susana Signature Sugio
Address: 3573 Holmes Circle H-TH 91745 Tel: (562) 693-670

Appellant name: Ani Kaprielian Signature Ani Kaprielian
Address: 3551 Holmes Circle, Hacienda Hts CA 91745 Tel: (310) 880-1450

Appellant name: James Liang Signature James Liang
Address: 4010 HERMITAGE DR HACIENDA HTS Tel: (626) 593-955

Appellant name: Erika Clew Signature Erika Clew
Address: 3575 Holmes Circle Hacienda Hts Tel: (562) 696-835

Appellant name: Weidong Gao Signature Weidong Gao
Address: 3576 James Cir Hacienda Hts CA 91745 Tel: 562-945-0888

Appellant name: Lily Runko Signature Lily Runko
Address: 3564 HOLMES CIRCLE HACIENDA HTS Tel:

Appellant name: Kathleen Holmes Signature Kathleen Holmes
Address: 3525 Holmes Circle Hac Hts Tel: (562) 325-838

Appellant name: Teresa Munoz Signature Teresa Munoz
Address: 4006 Hermitage Dr. Hacienda Hts Tel: 562-696-1911

Appellant name: HOIS M. SEIRAFI Signature HOIS M. SEIRAFI
Address: 4015 HERMITAGE Tel: 626

256-9876

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Jerry Wu Signature [Signature]
Address: 3625 Holmes Circle Tel: (562) 945-9519

Appellant name: Chen I. Chang Signature [Signature]
Address: 3625 Holmes circle, Hacienda Heights, CA Tel: 362-696-3039

Appellant name: ADEN Ting Signature [Signature]
Address: 3630 Holmes CR Tel: 562-696-41

Appellant name: TAN TIO TIN Signature [Signature]
Address: 3640 HOLMES CIR Tel: 562-945-8189

Appellant name: Joyce Lim Signature [Signature]
Address: 3655 Holmes Cir H H Tel: 562 464-990

Appellant name: Corbin Teland Signature [Signature]
Address: 3645 Holmes Circle Hacienda Heights Tel: (562) 973-012

Appellant name: Shin Fang Cheh Signature [Signature]
Address: 15231 Metropol Dr. H.H. Tel: 562-6936360

Appellant name: Paul C. Chow Signature [Signature]
Address: 3650 HOLMES CR HACIENDA HEIGHTS CA Tel: 562 696 687

Appellant name: LINDA TZENG Signature [Signature]
Address: 3503 BELLE RIVER DR Tel: (626) 336-118

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name:	<u>Salah Dahdne</u>	Signature	<u>Salah Dahdne</u>
Address:	<u>3534 Belle River Dr, Hacienda Heights 91745</u>	Tel:	<u>626-757-2705</u>
Appellant name:	<u>Gisele C. Slowiak</u>	Signature	<u>Gisele C. Slowiak</u>
Address:	<u>3534 Belle River Dr. Hacienda Heights 91745</u>	Tel:	<u>314-882-9834</u>
Appellant name:	<u>JOSE + XXXX SERA</u>	Signature	<u>Jose 2. R</u>
Address:	<u>3547 BELLE RIVER. HAC HGTs 91745</u>	Tel:	<u>626-333-0411</u>
Appellant name:	<u>MARY SERA</u>	Signature	<u>Mary Sera</u>
Address:	<u>3547 BELLE RIVER, HAC. HGTs CA</u>	Tel:	<u>626-333-0411</u>
Appellant name:	<u>Joseph Chen</u>	Signature	<u>Joseph Chen</u>
Address:	<u>3870 Holmes Circle, Hacienda Hts. CA 91745</u>	Tel:	<u>562-698-5225</u>
Appellant name:	_____	Signature	_____
Address:	_____	Tel:	_____
Appellant name:	_____	Signature	_____
Address:	_____	Tel:	_____
Appellant name:	_____	Signature	_____
Address:	_____	Tel:	_____
Appellant name:	_____	Signature	_____
Address:	_____	Tel:	_____
Appellant name:	_____	Signature	_____
Address:	_____	Tel:	_____

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: LEONARD BURTON Signature [Signature]
Address: 3620 Tel: 562-945-5164

Appellant name: Susan Nakayama Signature [Signature]
Address: 3624 Tel: 51907-3853

Appellant name: Ben Corrales Signature [Signature]
Address: 3615 Holmes Circle Tel: 5-789-58

Appellant name: Main Liang Wu Signature [Signature]
Address: 3626 Holmes Circle H.H. Tel: 945-3100

Appellant name: Kang Hu Signature [Signature]
Address: 3606 Holmes Circle, H.H. Tel: 562-696-5796

Appellant name: RAJEEV PARIKH Signature [Signature]
Address: 3610 HOLMES CIRCLE H.H. Tel: 91745

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Pei-Chi Fan
Appellant name: Yu-Ping Wang Signature Yu P. Wang

Address: 15301 Metropal Dr. Hacienda HTS CA Tel: ⁽⁵⁶²⁾ 945 3109

Appellant name: AL CASTILLO Signature AL CASTILLO

Address: 15281 METROPOL DR. Tel: ⁵⁶² 696-8128

Appellant name: SAS JUNG LEE Signature SAS JUNG LEE

Address: 15255 Metropal Dr. Hacienda HTS Tel: ⁽⁵⁶²⁾ 782-0598

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: JOHN CHEN Signature JOHN CHEN

Address: 3536 HOLMES CIR Tel: 562-789-0189

Appellant name: MINGHWA HAN Signature MINGHWA HAN

Address: 3545 Holmes Circle, Hacienda Heights, CA 91745 Tel: 562 945 1190

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

Appellant name: _____ Signature _____

Address: _____ Tel: _____

PROJECT NO. R2007-02104-(4) APPEAL SIGNATURE FORM

Against T-Mobile to install 12 antennas between South Frame Ave and South Holmes Circle.

Appellant name: Yi Chiang Tsai Signature Yi Chiang Tsai
Address: 4105 Hermitage Dr Hacienda HTS Tel: 562 696 869

Appellant name: Tze chin cho Signature YH
Address: 4410 Hermitage Dr H.H. CA 91245 Tel: 562 693-8968

Appellant name: Yueh Ying Chang Signature Yueh Ying Chang
Address: 6115 Hermitage Dr. H.H. CA 91745 Tel: 562-789098

Appellant name: ching chang Lai Signature ching chang Lai
Address: 15207 Matrapool Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Appellant name: _____ Signature _____
Address: _____ Tel: _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Susan Estrada Signature [Signature]

Address 1919 Pritchard Way

City Hacienda Hts. State CA Zip 91745

E-mail _____ Phone 626-824-1513

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Cindy Yeh Signature [Signature]

Address 15720 Los Altos Dr.

City H.H. State CA Zip 91745

E-mail _____ Phone 626-333-7982

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name PU VINH DEE Signature *PU VINH DEE*

Address 16282 ELZA DR

City Hacienda Hts State CA Zip 91745

E-mail RandyPu@SSSfiberjuss.com Phone 626-961-6026

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Tonda Lowary Signature *Tonda Lowary*

Address 3130 Cabo Blanco Dr.

City Hacienda Hts State CA Zip 91745

E-mail _____ Phone _____

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name ERNEST GOLDMAN Signature E. L. Goldman
Address 901 S. GTH AVE #76
City HAC. HTS. State CA Zip 91545
E-mail ELGOLDMAN@AOL.COM Phone 626-271-0405

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name JACQUELINE SMITH Signature Jacqueline Smith
Address 14439 SHADYBEND DR.
City HAC. HTS. State CA. Zip 91745
E-mail jacque@yahoo.com Phone _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name WILLIE A GONZALEZ Signature Willie A. Gonzalez
Address 1714 ARMINGTON AVE.
City Hacienda Heights State CALIFORNIA Zip 91745
E-mail _____ Phone 626-968-5927

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments I Depend on My T-Mobile To keep in
Touch with my Sons & Daughters & Family
So is my Wife Please Help T-Mobile
Improve their Loss coverage

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Allen Husary Signature Allen Husary
Address 1486 E. Gale Ave
City San Bernardino State CA Zip 91745
E-mail allen.personal@hotmail.com Phone (626) 644-9032

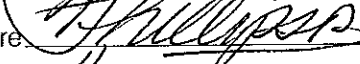
☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Norma V. Phillipson Signature 
Address 1420 Forest Glen Dr., #51
City Hacienda Heights State Cal Zip 91745
E-mail ~~norma.phillipson@gmail.com~~ Phone (626) 215-3218

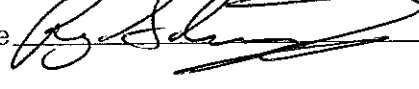
☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Roy Aluidrez Signature 
Address 2030 Richdale Ave
City Hacienda Heights State CA Zip 91745
E-mail royaluidrez Phone 626-224-5811

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Joseph M. Phillipson Signature [Signature]
Address 1420 Forest Glen Dr., # 51
City Hacienda Heights State Cal. Zip 91745
E-mail ~~mrphillipson@gmail.com~~ Phone (323) 620-1274

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Yang, Yaoming Signature [Signature]
Address 1011 Latchford Ave
City Hacienda Hgts State CA Zip 91745
E-mail _____ Phone 626-715-5022

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Diane Pierce Signature Diane Pierce

Address 2452 Sarandi Grande

City Hacienda Heights State CA Zip 91745

E-mail _____ Phone 626-333-3013

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments Improved coverage in our area would be a great benefit to us as we live in a valley area in Hts. Thanks for your assistance

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Liang Di Dai Signature Liang Di Dai

Address 3113 Rio Lempa Dr

City Hacienda Hts State CA Zip 91745

E-mail Yundai88@yahoo.com Phone (626)2904155

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments We need clear signal badly

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name JANICE S. BUEHL Signature Janice S. Buehl
Address 15202 Shadybend Dr Apt 21
City Hacienda Heights State CA Zip 91745
E-mail _____ Phone (626) 217-6110

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Monica Lopez Signature Monica Lopez
Address 1841 Farmstead Ave
City Hoe Hts State CA Zip 91745
E-mail ML158@aol.com Phone 626/246-5581

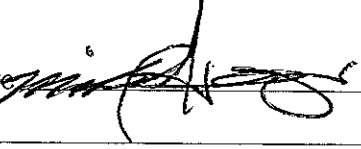
☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name MICHAEL HERNANDEZ Signature 

Address P.O. BOX 93652

City CITY OF INDUSTRY State CA Zip 91715

E-mail _____ Phone 626 715 7840

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name SUSANA CU Signature 

Address 2505 fidelidad Dr.

City Hacienda Heights State Ca Zip 91745

E-mail CUSUSANA@JPMAIL.COM Phone 626-715-1682

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments Pls. Also Improved the wireless coverage in

BRAES RIVER DR. Walnut CA 91789 TOO.

Because I've been experiencing drop calls too when in AT this
AREA. Thank you very much.

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name _____ Signature *Gary H. Hoppe*
Gary H. Hoppe
3263 Cabo Blanco Dr.
Hacienda Hts, CA 91745-6604
State _____ Zip _____
Phone _____



☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Adam Marquez Signature *A. Marquez*
Address 2003 Joan Dr.
City Hac Hgts State CA Zip 91745
E-mail hmsdrugs872000@yahoo.com Phone 6263338428

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments *Service not always there*

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name

ERNESTINA JUAREZ

Signature

Ernestina Juarez

Address

2825 ADELITA DR.

City

Hacienda Hgts.

State

Calif

Zip

91745

E-mail

Phone

626-696-6485

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name

Elizabeth Avila

Signature

Elizabeth Avila

Address

1838 W. Hacienda Dr.

City

Hacienda Hgts.

State

CA

Zip

91745

E-mail

liz3761@verizon.net

Phone

626-780-5747

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments

Thank You

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Elena Marquez Signature E Marquez
Address 2003 Joan Dr.
City Haci Heights State CA Zip 91745
E-mail marquez71@verizon.net Phone 626 333 8128

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments very upsetting when needed the
most and wireless coverage
is NOT in service!

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name James Cubillas Signature Jim Cubillas
Address 16916 Regan Court
City Hacienda Heights State CA Zip 91745
E-mail jccub@Hotmail.Com Phone (626) 810-9994

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Jeannette Hernandez Signature Jeannette Hernandez
Address 947 Finegrove Ave
City Hacienda Heights State CA Zip 91745
E-mail Ron-anneHe24@yahoo.com Phone (626) 391-5030

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments Sometimes when talking to my kids ~~are~~ our
calls are interrupted for some reason I told
them that if T-Mobile does not fix there service
we will go else where this year but they really

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name KATHLEEN Mc Gough Signature K. G. Mc Gough
Address 901 6th AVE, # 68
City HACIENDA HTS. State CA Zip 91745
E-mail KMCGOUGH44@aol.com Phone 626 333-2077
CELL 626 633-6473

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments My T-Mobile phone is the best cell phone I've
had. I can use it inside my home as well as
anywhere in surrounding are. Not so w/ AT&T + Verizon

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Alvaro Asuila Signature Alvaro Asuila
Address 901 S 6th Ave #229
City Hacienda Hts State CA Zip 91745
E-mail _____ Phone (626) 333-4448

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Debbie McCullah Signature Debbie McCullah
Address 1523 Dunsell
City Hacienda Heights State Calif Zip 91745
E-mail dam@bee3adp.com Phone 626 715 9215

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Shin-ye Jaung Signature Shin-ye Jaung

Address 1428 Forest Glen #61

City Hacienda Hts. State CA Zip 91745

E-mail sjaung@gmail.com Phone 626-617-7006

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Linda Garcia Signature Linda Garcia

Address 16369 Saw St

City H-Hts State CA Zip 91745

E-mail garcialc@roadrunner.com Phone _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Richard Westbrook Signature [Signature]
Address 3252 Dolonita Ave
City Hacienda Hts State CA Zip 91745
E-mail rpwestbrook@yahoo.com Phone 626 369 0815

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name JING HUA GU Signature [Signature]
Address 14814 GALE AVE., # A-10
City HACIENDA HEIGHTS State CA Zip 91745
E-mail _____ Phone _____

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name Rose Hsiao Signature Rose Hsiao
Address 16371 Canelones Dr.
City Hacienda Heights State CA Zip 91745
E-mail Rose2008@edwards.com Phone 626-922-0078

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name P. SUPAMONGKOL Signature P. Supamongkol
Address 1108 AMELUXEN AVE.
City HACIENDA HTS State CA Zip 91745
E-mail _____ Phone (626) 325-4069

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name ROBERT FURLIKAWIA Signature [Signature]
Address 2522 PUNTA DEL ESTE DR.
City HACIENDA HEIGHTS State CA Zip 91745
E-mail _____ Phone 626-927-6210

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name ROBERT ODDMAN Signature [Signature]
Address 16396 GREGORIO DR.
City HACIENDA HEIGHTS State CA Zip 91745
E-mail RODDMAN@YAHOO.COM Phone (626) 968-4894

☐ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Andrew Lopez Signature [Signature]
Address 1002 Finegrove Avenue
City Hacienda Heights State CA Zip 91745
E-mail Keys2success@yahoo.com Phone (626)264-2037

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments Signal Sucks!!! I sometimes get low reception in my house. You need to improve it or do something about it before you lose a good cust.

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most – in our homes and neighborhoods. Thank you.

Sincerely,

Name Jimmy F. Cheng Signature [Signature]
Address 15353 La Belle St.
City Hacienda Heights State CA Zip 91745
E-mail _____ Phone _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments This is a positive community improvement!

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name JAMES DUW Signature [Signature]

Address 2430 TURANO

City Hacienda Heights State CA Zip 91795

E-mail _____ Phone _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name MARICRUZ MONREAL Signature [Signature]

Address 2315 AVOCADO TERR.

City HACIENDA HEIGHTS State CA Zip 91745

E-mail MARICRUZ.MONREAL@GMAIL.COM Phone _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

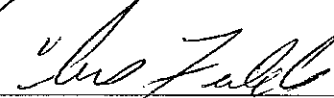
I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name

Chris Fields

Signature



Address

933 S. Beech Hill Ave

City

Hacienda Heights

State

CA

Zip

91745

E-mail

Skipnutt2@yahoo.com

Phone

326 422-0547

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments

To many drop calls

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name

Erika Diaz

Signature



Address

922 Ponterova Ave

City

Hacienda Hts

State

CA

Zip

91745

E-mail

erika.diaz@yahoo.com

Phone

626 780 3485

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments

yes, I agree

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name RICHARD BLEAU Signature [Signature]
Address 15226 LA SUBIDA DR.
City HACIENDA HEIGHTS State CA Zip 91745
E-mail RITCHBLEU@HOTMAIL.COM Phone (626) 217-3728

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments WE DO NEED IT THE SIGNAL IS WEAK
IN M-1 HOUSE -

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name MARGARET LANE Signature [Signature]
Address 16103 CLARK STREET
City HACIENDA HEIGHTS State CALIFORNIA Zip 91745
E-mail mage2wrl@comcast.com Phone (626) 465-8081

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name MIRIA ESPINOZA Signature Miria Espinoza
Address 15331 MANZANITA DRIVE
City Hacienda Heights State CA Zip 91745
E-mail _____ Phone (626) 369-9137

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name MARIO E. ESTRADA Signature Mario Estrada
Address 1919 Pritchard Way
City Hacienda Hts. State CA Zip 91745
E-mail _____ Phone 626-757-7357

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

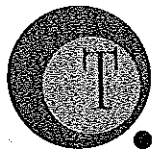
Name _____

Signature _____

Address _____

City _____

E-mail _____



Ms. Linda Tong
2707 Rio Lempa Dr
Hacienda Heights, CA 91745-5505

Zip _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____

Dear Los Angeles County Board of Supervisors,

I support T-Mobile's proposed wireless facility to be located on an existing Southern California Edison tower located in a transmission corridor near S. Frame Avenue and S. Holmes Circle in Hacienda Heights. Improving wireless coverage in this area is important to me. Please do everything you can to ensure that citizens like me have reliable wireless coverage, especially where we need it most - in our homes and neighborhoods. Thank you.

Sincerely,

Name _____

Signature _____

Address _____

City _____

State _____

Zip _____

E-mail _____

Phone _____

☒ Other members of my household are also T-Mobile customers and would like improved wireless coverage in Hacienda Heights.

Comments _____



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Jon Sanabria
Acting Director of Planning

CERTIFIED MAIL - RETURN RECEIPT REQUESTED

Jason Kozora- Trillium Consulting, INC.
5912 Bolsa Avenue, Ste. 202
Huntington Beach, CA 92649

Regarding: **Project Number R2007-02104-(4)**
Conditional Use Permit 200700149-(4)
Between S. Frame Avenue and S. Holmes Circle Hacienda Heights, CA, APN-8289-019-803

Dear Applicant:

The Regional Planning Commission, by its action of February 4, 2009, **APPROVED** the above described Conditional Use Permit. The attached documents contain the Regional Planning Commission's findings and conditions relating to the approval. Please carefully review each condition. Condition No. 3 requires that the permittee file an affidavit accepting the conditions before the grants becomes effective.

The applicant or and other interested person may appeal the Regional Planning Commission's decision to the Board of Supervisors through the office of Sachi A. Hamai, Executive Officer, Room 383, Kenneth Hahn Hall of Administration, 500 West Temple Street, Los Angeles, California 90012. Please contact the Executive Office for the amount of the appeal fee at (213) 974-1426. **The appeal period for this project will end at 5:00 p.m. on February 18, 2009.** Any appeal must be delivered in person to the Executive Office by this time. If no appeal is filed during the specified period, the Regional Planning Commission action is final.

Upon completion of the appeal period, please notarize the attached acceptance forms and **hand deliver** this form and any other required fees or materials to the planner assigned to your case. Please **make an appointment** with the case planner to assure that processing will be completed expeditiously.

For further information on appeal procedures or any other matter pertaining to these approvals, please contact Diane Aranda in the Zoning Permits Section II at (213) 974-6435.

Sincerely,

DEPARTMENT OF REGIONAL PLANNING

Jon Sanabria

Acting Director of Planning

Maria Masis, Supervising Regional Planner
Zoning Permits II Section

Enclosures: Findings and Conditions, Affidavit (Permittee's Completion)

c: Zoning Enforcement, Testifiers

MM:DA

**FINDINGS AND ORDER OF THE REGIONAL PLANNING COMMISSION
LOS ANGELES COUNTY**

REQUEST: The applicant, T-Mobile, is requesting authorization for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas mounted on the riser legs of an existing 151-ft lattice tower with associated equipment situated at the base located in a 300 sq ft lease area enclosed by a 6-ft high concrete block wall within the Hacienda Heights Zoned District.

REGIONAL PLANNING COMMISSION HEARING DATE: FEBRUARY 4, 2009

PROCEEDINGS BEFORE THE PLANNING COMMISSION:

February 4, 2009 Regional Planning Commission

A duly noticed public hearing was held on February 4, 2009 before the Regional Planning Commission. Commissioners Valdez, Bellamy, Helsley, Modugno were present and Commissioner Rew was absent. The applicant's agent, Jason Kozora from Trillium Consulting Inc., testified in favor of upholding the Hearing Officer's approval. Five area residents were sworn in and testified in opposition to the project, citing concerns such as aesthetic impacts on the neighborhood, diminishment of property values, potential health concerns, and negative impacts on the surrounding trails and the Red-tailed Hawk.

The Commission requested to change the proposed chainlink fence to an enclosed concrete block wall to buffer associated equipment from the surrounding single-family residences and to avoid constructing the facility during egg laying season for local raptors, as determined by the Audubon Society, which the applicant agreed to. There being no further testimony, the Regional Planning Commission closed the public hearing, indicated its intent to uphold the Hearing Officer's decision to approve project R2007-02104-(4) with changes to findings and conditions as agreed to by the applicant.

Findings

1. T-Mobile requests authorization for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of a 151-ft existing Southern California Edison lattice tower with (4) associated equipment cabinets within the 12'x25' lease area enclosed by a 6-ft high block wall.
2. This entitlement request was approved by a Hearing Officer on September 8, 2008.
3. On September 18, 2008 the case was appealed to the Regional Planning Commission. Reasons for the appeal were stated as: the project would cause a reduction in property values, health concerns, and that alternate sites be researched.
4. The subject property is located at parcel lot APN-8289-019-803 between S. Frame Avenue & S. Holmes Circle in the Hacienda Heights Zoned District.
5. The subject property is a 15-acre narrow rectangular-shaped parcel on relatively level land.
6. The project site is zoned A-2-1 (Heavy Agricultural—1-acre minimum lot size).
7. Surrounding properties are all zoned as follows:
North: R-A-12,000 (Residential Agricultural—12,000 sq ft minimum lot size)

South: R-1-15,000 (Single-Family—15,000 sq ft minimum lot size)
East: RPD-15,000 (Residential Planned Development—15,000 sq ft minimum lot size)
West: A-2-1 (Heavy Agricultural—1-acre minimum lot size), city of Whittier

8. Surrounding land uses consist of vacant land with the closest residential use being 150-ft from the subject property.
9. There are no previous zoning violations involving the subject property.
10. The subject property is located within the O (Open Space) classification of the Hacienda Heights Community Plan. The intent of this land use classification is for the conservation of open space for parks, riding and hiking trails, passive recreation, scientific study, sanitary landfills, and utility easements. There are no specific policies related to the proposed type of use in the Community Plan.
11. The site plan depicts a 151-ft existing lattice tower on a 15 acre lot. The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the panel antennas are at 42-ft. and the third sector is at 50-ft. The plans illustrate (4) new BTS cabinets with a new GPS antenna located at the northern portion adjacent to the existing lattice tower surrounded by a new 6-ft high concrete block wall with 5-ft wide access gates at the northwestern portion of a concrete slab within the leasehold area. The proposed project site dimension is approximately 300 sq. ft. Access to the subject property is from South Frame Avenue.
12. Title 22 of the Los Angeles County Code (Zoning Ordinance) does not specify a wireless telecommunications facility as a use. The use most closely matching a wireless telecommunications facility specified in the Zoning Ordinance is a radio or television tower. Under Section 22.32.190 of the Zoning Ordinance, radio or television towers are permitted uses in A-2 (Heavy – Agricultural) zone, with an approved CUP.
13. Section 22.52.1220 determines parking requirements for uses not specified. The proposed project is subject to provision of one parking space for the purpose of maintenance visits.

The site plan does not illustrate any parking spaces. South Frame Avenue has sufficient space to allow for the temporary parking of a maintenance vehicle. Access to the facility is with advance permission via a locked gate.
14. This project was determined to be Class 3 Categorical Exemption which exempts the installation of small new equipment in small structures from the California Environmental Quality Act.
15. Access to the subject property is via a secured entrance from South Frame Avenue.
16. Pursuant to the provisions of Sections 22.60.174 and 22.60.175 of the County Code, the community was appropriately notified of the public hearing by mail, newspaper and property posting.
17. Since May 15, 2008, staff has received four phone calls and thirty-two letters of opposition in form of a petition from the area's residents.

18. A community meeting was held on June 2, 2008 at the Steinmetz Senior Center to discuss possible options to the proposed wireless telecommunication facility. There was no decision that was agreed upon by the applicant and the opposed group.
19. The proposed project should not have an adverse visual impact on the surrounding neighborhood because the proposed wireless facility will utilize the existing Southern California lattice tower. The project size is approximately 300 sq. ft. on a 15 acre parcel lot within an open space area which is of adequate size to accommodate the proposed use while not impacting the current use of the property.
20. The project will not significantly affect the aesthetics and visual harmony of the area.
21. The Wireless Telecommunication Facility will serve the basic needs of the community for both personal and business providing coverage for personal use, business uses and during emergency situations where traditional telephone service is not available or becomes disrupted.
22. Applicant submitted coverage maps (Exhibit A and Exhibit B) illustrating that the coverage area is substandard without the installation of the proposed Wireless Telecommunication Facility. Exhibit A shows that the alternate site proposed by the community residents will not provide coverage for the intended area. Exhibit B depicts the intended area without the proposed project as having "marginal" coverage and with the proposed project as having "good" coverage.
23. Access to the project site will be limited to the maintenance crew by first acquiring permission from Southern California Edison to encourage public safety.
24. Prior to construction the applicant shall contact the "Audubon Society" to ensure installation of the wireless facility will not disrupt the nesting patterns of native bird species.

BASED ON THE FOREGOING, THE HEARING OFFICER CONCLUDES:

- A. The proposed use is consistent with the adopted general plan for the area;
- B. The requested use at the proposed location will not adversely affect the health, peace, comfort, or welfare of persons residing and working in the surrounding area, and not be materially detrimental to the use, enjoyment, or valuation of property of other persons located in the vicinity of the site, and will not jeopardize, endanger, or otherwise constitute a menace to the public health, safety and general welfare;
- C. The proposed site is adequate in size and shape to accommodate the yards, walls, fences, parking, landscaping and other development features;
- D. The proposed site is adequately served by highways of sufficient width, and improved as necessary to carry the kind of traffic such uses would generate and by other public or private facilities as are required.

THEREFORE, the information submitted by the applicant and presented at the public hearing substantiates the required findings for a conditional use permit as set forth in Sections 22.56.090,

Title 22, of the Los Angeles County Code (Zoning Ordinance).

REGIONAL PLANNING COMMISSION ACTION:

In view of the findings of fact and conclusions presented above, the Regional Planning Commission upholds the Hearing Officer's **APPROVAL** decision of Conditional Use Permit No. 200700149-(4), Project R2007-02104-(4), subject to the attached conditions.

VOTE: 4-0

Concurring: Valadez, Bellamy, Helsley, Modugno

Dissenting:

Abstaining:

Absent: Rew

Action Date: February 4, 2009

**Attachments: Conditions
Affidavit**

cc: Zoning Enforcement, Building and Safety

1. This grant authorizes T-Mobile the use of the subject property for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas mounted on the legs of an existing 151-ft lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District. All facilities shall be maintained as depicted on the approved Exhibit "A" and subject to all of the following conditions of approval:
 - a. Any and all graffiti on the proposed wall and the facility shall be removed within 24 hours of its application;
 - b. The facility shall be operated in accordance with regulations of the State Public Utilities Commission;
 - c. Said facility shall be removed if in disuse for more than six months;
 - d. Insofar as is feasible, the operator shall cooperate with any subsequent applicants for wireless communications facilities in the vicinity with regard to possible co-location. Such subsequent applicants will be subject to the regulations in effect at that time;
 - e. All structures shall conform with the requirements of the Building and Safety Division of the Department of Public Works;
 - f. All equipment shall be a neutral color excluding black to blend with its surroundings and shall be maintained in good condition at all times;
 - g. The permittee shall provide written verification that the proposed facility's radio-frequency radiation and electromagnetic field emissions will fall within the adopted FCC standards for safe human exposure to such forms of non-ionizing electromagnetic radiation when operating at full strength and capacity for the lifetime of this conditional use permit. The permittee/operator shall submit a copy of the initial report on the said facility's radio frequency emissions level, as required by the Federal Communications Commission requirements, to the Department of Regional Planning;
 - h. Any proposed wireless telecommunications facility that will be co-locating on the proposed facility will be required to submit the same written verification and include the cumulative radiation and emissions of all such facilities;
 - i. Said facility, including any lighting, fences, shields, cabinets, and poles shall be maintained by the operator in good repair, free from trash, debris, litter and graffiti and other forms of vandalism. Any damage from any cause shall be repaired as soon as reasonably possible to minimize occurrences of dangerous conditions or visual blight;
 - j. The subject property shall be developed and maintained in substantial compliance with the plans marked Exhibit "A." All revised plot plans must be accompanied by the written authorization of the property owner; and
 - k. The operator shall provide satisfactory safeguards to prevent unauthorized access to the lease area enclosure;

- i. The 300 sq ft leasehold area shall be surrounded by a 6-ft high concrete block wall to buffer the associated equipment cabinets from the surrounding residential community;
 - m. All development shall take place within the area confined by the concrete block wall;
 - n. Prior to construction the applicant shall contact the "Audubon Society" to ensure installation will not disrupt the "nesting patterns" of native bird species.
2. Unless otherwise apparent from the context, the term "permittee" shall include the applicant and any other person, corporation, or other entity making use of this grant.
3. This grant shall not be effective for any purpose until the permittee, and the owner of the subject property if other than the permittee, have filed at the office of the Department of Regional Planning their affidavit stating that they are aware of and agree to accept all of the conditions of this grant, and that the conditions of the grant have been recorded as required by Condition No. 8, and until all required monies have been paid pursuant to Condition No. 10.
4. The permittee shall defend, indemnify and hold harmless the County, its agents, officers, and employees from any claim, action, or proceeding against the County or its agents, officers, or employees to attack, set aside, void or annul this permit approval, which action is brought within the applicable time period of Government Code Section 65009. The County shall promptly notify the permittee of any claim, action, or proceeding and the County shall cooperate fully in the defense. If the County fails to promptly notify the permittee of any claim action or proceeding, or if the County fails to cooperate fully in the defense, the permittee shall not thereafter be responsible to defend, indemnify, or hold harmless the County.
5. In the event that any claim, action, or proceeding as described above is filed against the County, the permittee shall within ten days of the filing pay the Department of Regional Planning an initial deposit of \$5,000, from which actual costs shall be billed and deducted for the purpose of defraying the expenses involved in the department's cooperation in the defense, including but not limited to, depositions, testimony, and other assistance to permittee or permittee's counsel. The permittee shall also pay the following supplemental deposits, from which actual costs shall be billed and deducted:
 - a. If during the litigation process, actual costs incurred reach 80 percent of the amount on deposit, the permittee shall deposit additional funds sufficient to bring the balance up to the amount of the initial deposit. There is no limit to the number of supplemental deposits that may be required prior to completion of the litigation.
 - b. At the sole discretion of the permittee, the amount of an initial or supplemental deposit may exceed the minimum amounts defined herein.

The cost for collection and duplication of records and other related documents will be paid by the permittee according to Los Angeles County Code Section 2.170.010.

6. This grant will expire unless used within 2 years from the date of approval. A one-year time extension may be requested in writing before the expiration date.
7. If any material provision of this grant is held or declared to be invalid, the permit shall be void and the privileges granted hereunder shall lapse.

8. Prior to the use of this grant, the property owner or permittee shall **record the terms and conditions** of the grant in the office of the County Recorder. In addition, upon any transfer or lease of the property during the term of this grant, the property owner or permittee shall promptly provide a copy of the grant and its conditions to the transferee or lessee of the subject property.
9. **This grant will terminate on February 4, 2019.** Entitlement to use of the property thereafter shall be subject to the regulations then in effect. At least six (6) months prior to the expiration of this permit and in the event that the permittee intends to continue operations after such date, a new Conditional Use Permit application shall be filed with the Department of Regional Planning. The application shall be a request for continuance of the use permitted under this grant, whether including or not including modification to the use at that time.
10. The subject property shall be maintained and operated in full compliance with the conditions of this grant and any law, statute, ordinance, or other regulation applicable to any development or activity on the subject property. Failure of the permittee to cease any development or activity not in full compliance shall be a violation of these conditions. The permittee shall deposit with the County of Los Angeles the sum of **\$750.00**. The deposit shall be placed in a performance fund, which shall be used exclusively to compensate the Department of Regional Planning for all expenses incurred while inspecting the premises to determine the permittee's compliance with the conditions of approval. The deposit provides for **5 (five) biennial** inspections. Inspections shall be unannounced.

If any inspection discloses that the subject property is being used in violation of any one of the conditions of this grant, the permittee shall be financially responsible and shall reimburse the Department of Regional Planning for all additional enforcement efforts necessary to bring the subject property into compliance. Inspections shall be made to ensure compliance with the conditions of this grant as well as adherence to development in accordance with the approved site plan on file. The amount charged for additional inspections shall be \$150.00 per inspection, or the current recovery cost, whichever is greater.
11. Notice is hereby given that any person violating a provision of this grant is guilty of a misdemeanor. Notice is further given that the Regional Planning Commission or a hearing officer may, after conducting a public hearing, revoke or modify this grant, if the Commission or hearing officer finds that these conditions have been violated or that this grant has been exercised so as to be detrimental to the public's health or safety or so as to be a nuisance.
12. Upon receipt of this letter, the permittee shall contact the Fire Prevention Bureau of the Los Angeles County Fire Department to determine what facilities may be necessary to protect the property from fire hazard. Any necessary facilities shall be provided as may be required by said Department.
13. All requirements of the Zoning Ordinance and of the specific zoning of the subject property must be complied with unless otherwise set forth in these conditions or shown on the approved plans.
14. All structures, walls, and fences open to public view shall remain free of extraneous markings, drawings, or signage. These shall include any of the above that do not directly relate to the facility being operated on the premises or that do not provide pertinent information about said premises.



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Jon Sanabria
Acting Director of Planning

January 21, 2009

TO: Leslie G. Bellamy, Chair
Wayne Rew, Vice-Chair
Esther Valadez, Commissioner
Harold V. Helsley, Commissioner
Pat Modugno, Commissioner

FROM: Maria Masis 
Section Head, Zoning Permits II

SUBJECT: Project Number: R2007-02104-(4)
Case: Conditional Use Permit No. RCUP200700149 – (4)
APN-8289-019-803, BETWEEN S. FRAME AVENUE & S. HOLMES CIRCLE,
HACIENDA HEIGHTS ZONED DISTRICT
An appeal of the September 8, 2008 Hearing Officer decision to authorize
the installation, operation and maintenance of a wireless
telecommunication facility consisting of (12) antennas mounted on the legs
of an existing lattice tower with associated equipment located in a 300 sq ft
lease area within the Hacienda Heights Zoned District.
RPC Meeting: February 4, 2009 Public Hearing
Agenda Item: 5

The purpose of this memo is to provide the most current information available regarding the above project proposal, as well as a summary of the Hearing Officer proceedings.

Since May 15, 2008, staff has received four phone calls and thirty-two letters of opposition, and a petition with signatures, from the area's residents opposing the project. In general, they oppose the project based on property values and health concerns.

An initial public hearing was held by the Hearing Officer on May 20, 2008, who granted a continuance to June 3, 2008 to allow the applicant to conduct a community input meeting with area residents. A meeting was held on Monday, June 2, 2008 at the Steinmetz Senior Center, located at 1545 South Stimson Avenue, in Hacienda Heights. Approximately 32 area residents were in attendance. The specific issues voiced by the residents were concerns about health effects and radiation, aesthetics and decline in property values. Residents adjacent to the site also expressed concern about cumulative effects of Wireless Telecommunication Facilities emissions and dust that can be created

can be created by the once a month maintenance visit. Most of those who attended stated that they wanted no facility whatsoever in their neighborhood, although, an alternate location for the proposed project was discussed. The applicant researched the alternate site and found that it would not meet the intended coverage objective of T-Mobile due to geographical constraints. The RF engineer test results are included in the packet.

On June 3, 2008, Hearing Officer meeting was held and continued to Monday, September 8, 2008 in order to conduct an evening Hearing Officer meeting within the community of Hacienda Heights.

On September 8, 2008, a Hearing Officer public hearing was held at the Steinmetz Senior Center in Hacienda Heights. The applicants' representative, Tim Miller, was sworn in and testified in favor of the project. They confirmed that he had reviewed the staff report and conditions recommended by staff and concurred with all conditions of approval. Two area residents were sworn in and testified in opposition to the project, citing concerns such as aesthetic impacts on the neighborhood, diminishment of property values, potential health concerns, and dust created by the once a month maintenance visit. There was discussion regarding the dust that may be created by the maintenance vehicle during the once a month maintenance visit that may spread to adjacent residential properties. The applicant's agent agreed to mitigate the potential dust by having the maintenance vehicle park on the paved street and walk-in to the subject property to conduct the routine visit. The property will also be entered only with permission from the owner, Southern California Edison. There being no further testimony, the hearing officer closed the public hearing and approved the permit with changes to the findings and conditions of approval as agreed to by the applicant.

On September 18, 2008, John Chen, area resident and Board President of Broadmoor Monaco Crest Community Association, filed an appeal with the Commission Secretary of the approval of Conditional Use Permit R2007-02104-(4). The appeal form is attached stating reasons for the appeal such as a reduction in property values, health concerns and a request to move the project to another site.

Staff believes that the proposed project satisfies the development standards, and will not cause any further detriment to the health, peace, or general welfare of the area. This, combined with the other reasons cited in the previous Staff Analysis (attached), give's Staff cause to uphold the previous recommendation of **APPROVAL** for project number R2007-02104-(4), conditional use permit number RCUP200700149-(4), subject to the attached conditions.

SUGGESTED APPROVAL MOTIONS

I move that the Regional Planning Commission close the public hearing, and uphold the Hearing Officer's decision to approve Project R2007-02104-(4) with the attached findings and conditions.
--

MM:DA

**T-Mobile • Proposed Base Station (Site No. IE25732B)
South Frame Avenue & South Holmes Circle • Hacienda Heights, California**

Statement of Hammett & Edison, Inc., Consulting Engineers

The firm of Hammett & Edison, Inc., Consulting Engineers, has been retained on behalf of T-Mobile, a personal wireless telecommunications carrier, to evaluate the base station (Site No. IE25732B) proposed to be located at South Frame Avenue & South Holmes Circle in Hacienda Heights, California, for compliance with appropriate guidelines limiting human exposure to radio frequency ("RF") electromagnetic fields.

Prevailing Exposure Standards

The U.S. Congress requires that the Federal Communications Commission ("FCC") evaluate its actions for possible significant impact on the environment. In Docket 93-62, effective October 15, 1997, the FCC adopted the human exposure limits for field strength and power density recommended in Report No. 86, "Biological Effects and Exposure Criteria for Radiofrequency Electromagnetic Fields," published in 1986 by the Congressionally chartered National Council on Radiation Protection and Measurements ("NCRP"). Separate limits apply for occupational and public exposure conditions, with the latter limits generally five times more restrictive. The more recent standard, developed by the Institute of Electrical and Electronics Engineers and approved as American National Standard ANSI/IEEE C95.1-2006, "Safety Levels with Respect to Human Exposure to Radio Frequency Electromagnetic Fields, 3 kHz to 300 GHz," includes similar exposure limits. A summary of the FCC's exposure limits is shown in Figure 1. These limits apply for continuous exposures and are intended to provide a prudent margin of safety for all persons, regardless of age, gender, size, or health.

The most restrictive FCC limit for exposures of unlimited duration to radio frequency energy for several personal wireless services are as follows:

Personal Wireless Service	Approx. Frequency	Occupational Limit	Public Limit
Personal Communication ("PCS")	1,950 MHz	5.00 mW/cm ²	1.00 mW/cm ²
Cellular Telephone	870	2.90	0.58
Specialized Mobile Radio	855	2.85	0.57
[most restrictive frequency range]	30-300	1.00	0.20

General Facility Requirements

Base stations typically consist of two distinct parts: the electronic transceivers (also called "radios" or "channels") that are connected to the traditional wired telephone lines, and the passive antennas that send the wireless signals created by the radios out to be received by individual subscriber units. The transceivers are often located at ground level and are connected to the antennas by coaxial cables about 1 inch thick. Because of the short wavelength of the frequencies assigned by the FCC for



**T-Mobile • Proposed Base Station (Site No. IE25732B)
South Frame Avenue & South Holmes Circle • Hacienda Heights, California**

wireless services, the antennas require line-of-sight paths for their signals to propagate well and so are installed at some height above ground. The antennas are designed to concentrate their energy toward the horizon, with very little energy wasted toward the sky or the ground. Along with the low power of such facilities, this means that it is generally not possible for exposure conditions to approach the maximum permissible exposure limits without being physically very near the antennas.

Computer Modeling Method

The FCC provides direction for determining compliance in its Office of Engineering and Technology Bulletin No. 65, "Evaluating Compliance with FCC-Specified Guidelines for Human Exposure to Radio Frequency Radiation," dated August 1997. Figure 2 attached describes the calculation methodologies, reflecting the facts that a directional antenna's radiation pattern is not fully formed at locations very close by (the "near-field" effect) and that at greater distances the power level from an energy source decreases with the square of the distance from it (the "inverse square law"). The conservative nature of this method for evaluating exposure conditions has been verified by numerous field tests.

Site and Facility Description

Based upon information provided by T-Mobile, including zoning drawings by Connell Design Group, LLC, dated August 21, 2007, it is proposed to mount twelve Andrew Model TMBX-6516-R2M directional panel antennas on an existing 151-foot SCE lattice tower located at South Frame Avenue and South Holmes Circle in Hacienda Heights, California. The antennas would be mounted at effective heights of about 40 and 50 feet above ground and would be oriented in groups of four toward 0°T, 70°T, and 140°T. The maximum effective radiated power in any direction would be 1,280 watts, representing the simultaneous operation of eight PCS channels at 160 watts each. Proposed to be mounted about 41 feet above ground is a microwave "dish" antenna, for interconnection of this site with others in the T-Mobile network. There are reported no other wireless telecommunications base stations installed nearby.

Study Results

For a person anywhere at ground, the maximum ambient RF exposure level due to the proposed T-Mobile operation is calculated to be 0.0040 mW/cm², which is 0.40% of the applicable public exposure limit. The maximum calculated level at the second-floor elevation of any nearby residence is 0.80% of the public exposure limit. It should be noted that these results include several "worst-case" assumptions and therefore are expected to overstate actual power density levels. The microwave antenna would be in point-to-point service and is so directional that it makes no significant contribution to RF exposure conditions at ground level.



**T-Mobile • Proposed Base Station (Site No. IE25732B)
South Frame Avenue & South Holmes Circle • Hacienda Heights, California**

No Recommended Mitigation Measures

Due to their mounting location, the T-Mobile antennas are not accessible to the general public, and so no mitigation measures are necessary to comply with the FCC public exposure guidelines. It is presumed that SCE already takes adequate precautions to ensure that there is no unauthorized access to its tower. To prevent exposures in excess of the occupational limit by authorized SCE workers, it is expected that they will adhere to appropriate safety protocols adopted by that company.

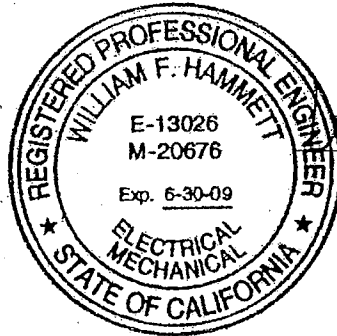
Conclusion

Based on the information and analysis above, it is the undersigned's professional opinion that the base station proposed by T-Mobile at South Frame Avenue & South Holmes Circle in Hacienda Heights, California, will comply with the prevailing standards for limiting public exposure to radio frequency energy and, therefore, will not for this reason cause a significant impact on the environment. The highest calculated level in publicly accessible areas is much less than the prevailing standards allow for exposures of unlimited duration. This finding is consistent with measurements of actual exposure conditions taken at other operating base stations.

Authorship

The undersigned author of this statement is a qualified Professional Engineer, holding California Registration Nos. E-13026 and M-20676, which expire on June 30, 2009. This work has been carried out by him or under his direction, and all statements are true and correct of his own knowledge except, where noted, when data has been supplied by others, which data he believes to be correct.

May 30, 2008



William F. Hammett
William F. Hammett, P.E.



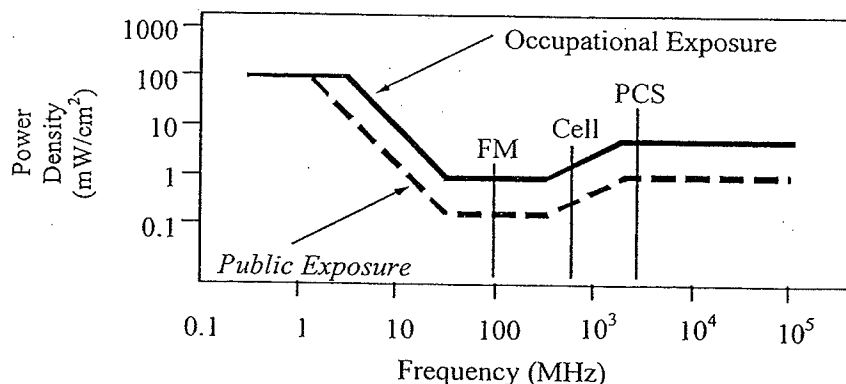
HAMMETT & EDISON, INC.
CONSULTING ENGINEERS
SAN FRANCISCO

FCC Radio Frequency Protection Guide

The U.S. Congress required (1996 Telecom Act) the Federal Communications Commission ("FCC") to adopt a nationwide human exposure standard to ensure that its licensees do not, cumulatively, have a significant impact on the environment. The FCC adopted the limits from Report No. 86, "Biological Effects and Exposure Criteria for Radiofrequency Electromagnetic Fields," published in 1986 by the Congressionally chartered National Council on Radiation Protection and Measurements ("NCRP"). Separate limits apply for occupational and public exposure conditions, with the latter limits generally five times more restrictive. The more recent standard, developed by the Institute of Electrical and Electronics Engineers and approved as American National Standard ANSI/IEEE C95.1-2006, "Safety Levels with Respect to Human Exposure to Radio Frequency Electromagnetic Fields, 3 kHz to 300 GHz," includes similar limits. These limits apply for continuous exposures from all sources and are intended to provide a prudent margin of safety for all persons, regardless of age, gender, size, or health.

As shown in the table and chart below, separate limits apply for occupational and public exposure conditions, with the latter limits (in *italics* and/or dashed) up to five times more restrictive:

Frequency	Electromagnetic Fields (f is frequency of emission in MHz)					
Applicable Range (MHz)	Electric Field Strength (V/m)		Magnetic Field Strength (A/m)		Equivalent Far-Field Power Density (mW/cm ²)	
0.3 – 1.34	614	<i>614</i>	1.63	<i>1.63</i>	100	<i>100</i>
1.34 – 3.0	614	<i>823.8/f</i>	1.63	<i>2.19/f</i>	100	<i>180/f²</i>
3.0 – 30	1842/f	<i>823.8/f</i>	4.89/f	<i>2.19/f</i>	900/f ²	<i>180/f²</i>
30 – 300	61.4	<i>27.5</i>	0.163	<i>0.0729</i>	1.0	<i>0.2</i>
300 – 1,500	3.54√f	<i>1.59√f</i>	√f/106	<i>√f/238</i>	f/300	<i>f/1500</i>
1,500 – 100,000	137	<i>61.4</i>	0.364	<i>0.163</i>	5.0	<i>1.0</i>



Higher levels are allowed for short periods of time, such that total exposure levels averaged over six or thirty minutes, for occupational or public settings, respectively, do not exceed the limits, and higher levels also are allowed for exposures to small areas, such that the spatially averaged levels do not exceed the limits. However, neither of these allowances is incorporated in the conservative calculation formulas in the FCC Office of Engineering and Technology Bulletin No. 65 (August 1997) for projecting field levels. Hammett & Edison has built those formulas into a proprietary program that calculates, at each location on an arbitrary rectangular grid, the total expected power density from any number of individual radio sources. The program allows for the description of buildings and uneven terrain, if required to obtain more accurate projections.



HAMMETT & EDISON, INC.
CONSULTING ENGINEERS
SAN FRANCISCO

FCC Guidelines
Figure 1

RFR.CALC™ Calculation Methodology

Assessment by Calculation of Compliance with FCC Exposure Guidelines

The U.S. Congress required (1996 Telecom Act) the Federal Communications Commission ("FCC") to adopt a nationwide human exposure standard to ensure that its licensees do not, cumulatively, have a significant impact on the environment. The maximum permissible exposure limits adopted by the FCC (see Figure 1) apply for continuous exposures from all sources and are intended to provide a prudent margin of safety for all persons, regardless of age, gender, size, or health. Higher levels are allowed for short periods of time, such that total exposure levels averaged over six or thirty minutes, for occupational or public settings, respectively, do not exceed the limits.

Near Field.

Prediction methods have been developed for the near field zone of panel (directional) and whip (omnidirectional) antennas, typical at wireless telecommunications base stations, as well as dish (aperture) antennas, typically used for microwave links. The antenna patterns are not fully formed in the near field at these antennas, and the FCC Office of Engineering and Technology Bulletin No. 65 (August 1997) gives suitable formulas for calculating power density within such zones.

For a panel or whip antenna, power density $S = \frac{180}{\theta_{BW}} \times \frac{0.1 \times P_{net}}{\pi \times D^2 \times h}$, in mW/cm²,

and for an aperture antenna, maximum power density $S_{max} = \frac{0.1 \times 16 \times \eta \times P_{net}}{\pi \times h^2}$, in mW/cm²,

where θ_{BW} = half-power beamwidth of the antenna, in degrees, and

P_{net} = net power input to the antenna, in watts,

D = distance from antenna, in meters,

h = aperture height of the antenna, in meters, and

η = aperture efficiency (unitless, typically 0.5-0.8).

The factor of 0.1 in the numerators converts to the desired units of power density.

Far Field.

OET-65 gives this formula for calculating power density in the far field of an individual RF source:

$$\text{power density } S = \frac{2.56 \times 1.64 \times 100 \times RFF^2 \times ERP}{4 \times \pi \times D^2}, \text{ in mW/cm}^2,$$

where ERP = total ERP (all polarizations), in kilowatts,

RFF = relative field factor at the direction to the actual point of calculation, and

D = distance from the center of radiation to the point of calculation, in meters.

The factor of 2.56 accounts for the increase in power density due to ground reflection, assuming a reflection coefficient of 1.6 ($1.6 \times 1.6 = 2.56$). The factor of 1.64 is the gain of a half-wave dipole relative to an isotropic radiator. The factor of 100 in the numerator converts to the desired units of power density. This formula has been built into a proprietary program that calculates, at each location on an arbitrary rectangular grid, the total expected power density from any number of individual radiation sources. The program also allows for the description of uneven terrain in the vicinity, to obtain more accurate projections.



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Methodology
Figure 2



● =Alternate (community Proposed)
candidate location

T-Mobile stick togetherSM

- The Alternate(community referred) candidate is approx. at 1067 ft.
- The terrain continues to be around the same height at approx 0.15 miles from the candidate location on the North and East Side. After that there is sudden drop in the terrain to around 600ft. Since most of the coverage objective lies around 600ft and below, this candidate location is not good as the signal gets blocked by the terrain. The RF propagation maps and the drive test show this behavior.

T-Mobile stick together™

Confidential and Proprietary Information of T-Mobile USA



● =T-mobile candidate location

T-Mobile stick together™

Confidential and Proprietary Information of T-Mobile USA

- The T-mobile Preferred candidate is approx. at 1005 ft.

- The terrain in this case continues to go down steeply rather than being flat or higher near the candidate location. This helps signal to spread out better as it is not blocked by the terrain. The coverage Maps and the drive test done show the behavior of this pattern

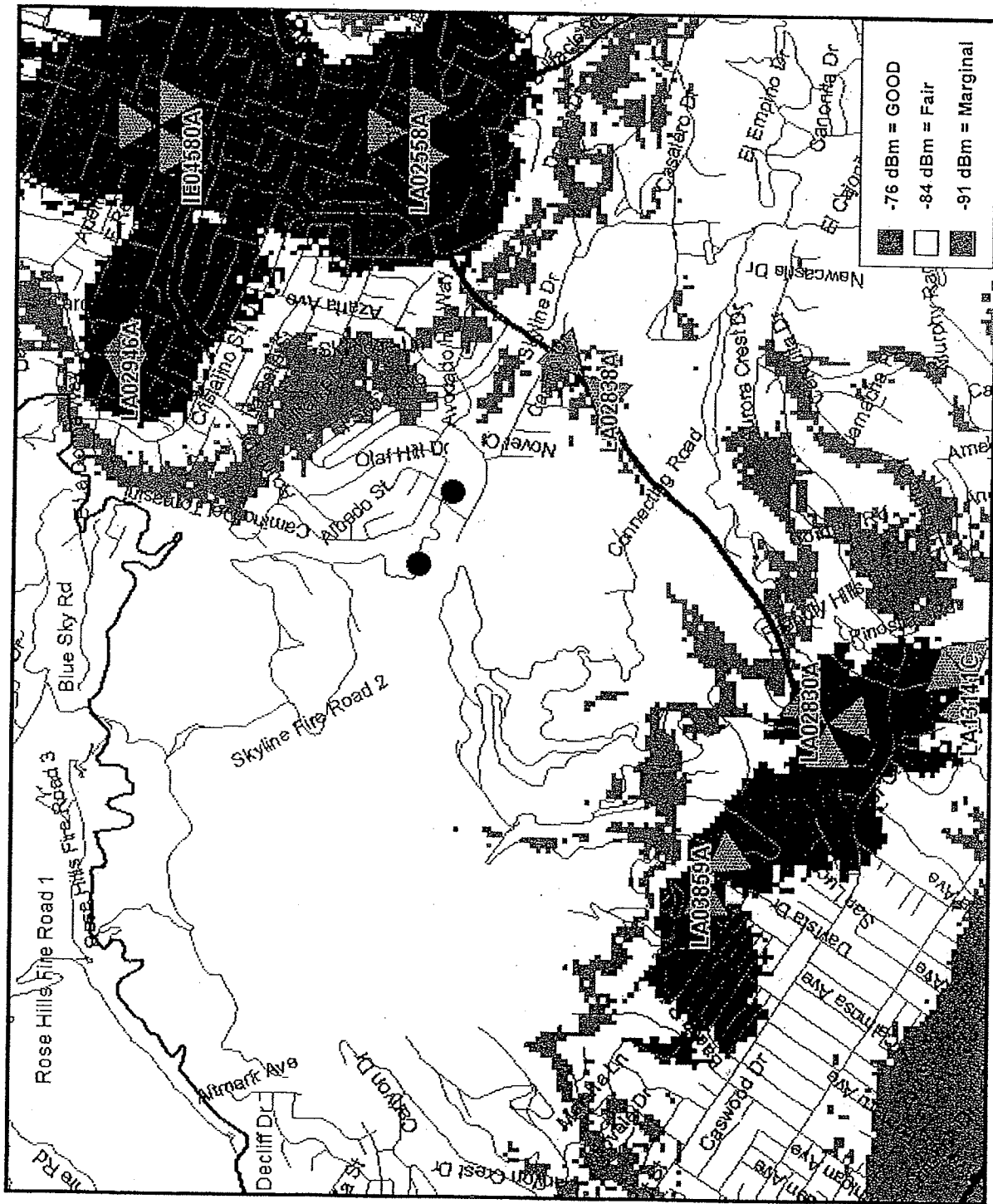
T-Mobile stick together™

Confidential and Proprietary Information of T-Mobile USA

[illegible]

Confidential and Proprietary Information of T-Mobile USA

Coverage of neighboring sites without IE25732 on air



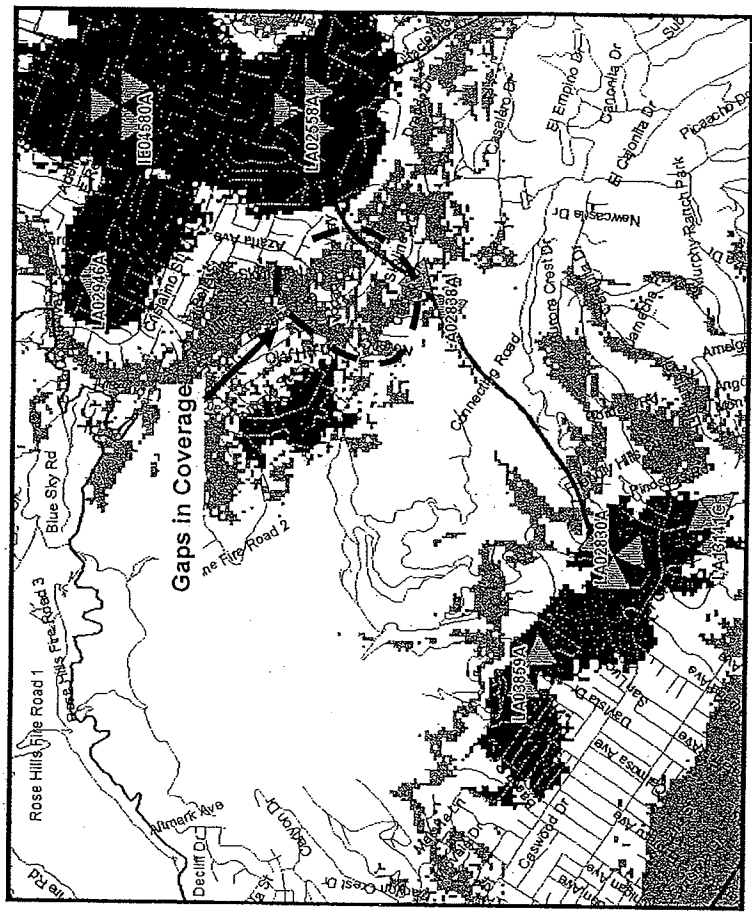
T-Mobile stick together™

Confidential and Proprietary Information of T-Mobile USA

Coverage of neighboring sites with IE25732
T-mobile Preferred Location on air



Coverage of neighboring sites with IE25732
Community Proposed Location on air



● = Proposed Cell location
By T-mobile

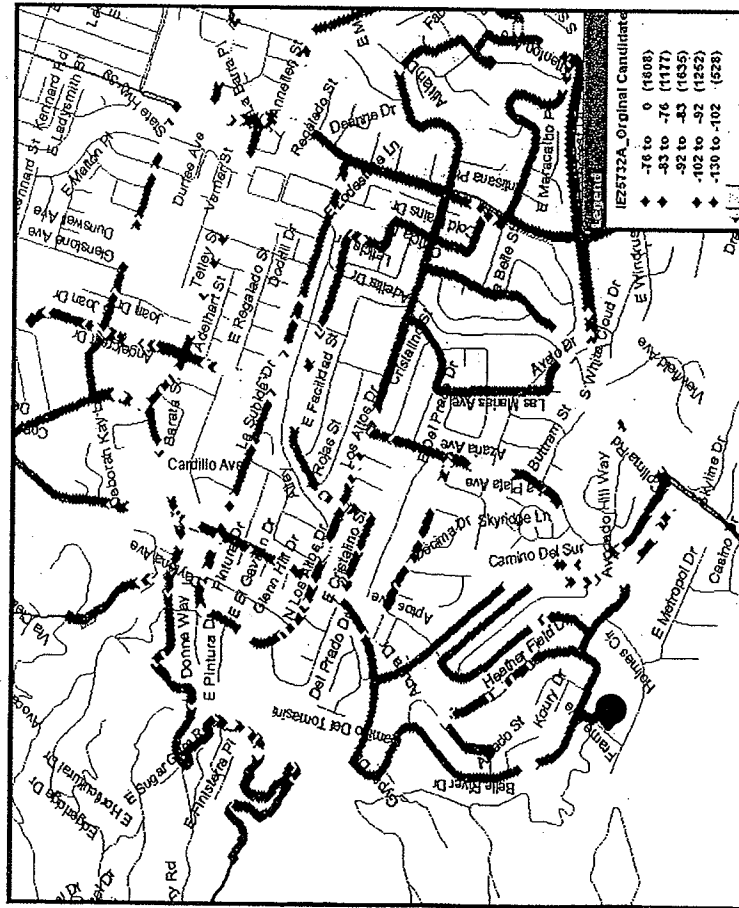
● = Proposed Cell location
By Community

T-Mobile stick together™

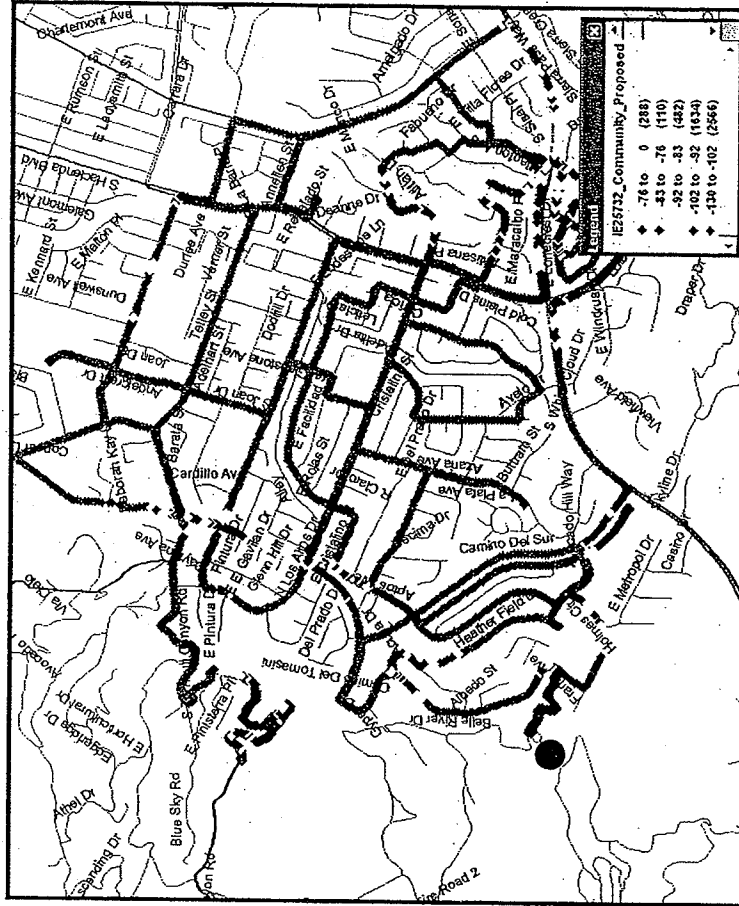
Confidential and Proprietary Information of T-Mobile USA

Comparison of The drive test between both the candidates

T-mobile Proposed Candidate drive data



Community Proposed Candidate Drive Data



T-Mobile stick together



Los Angeles County
Department of Regional Planning

Planning for the Challenges Ahead



Bruce W. McClendon, FAICP
Director of Planning

CERTIFIED MAIL - RETURN RECEIPT REQUESTED

Jason Kozora- Trillium Consulting, INC.
5912 Bolsa Avenue, Ste. 202
Huntington Beach, CA 92649

Regarding: Project Number R2007-02104-(4)
Conditional Use Permit 200700149-(4)
Between S. Frame Avenue and S. Holmes Circle Hacienda Heights, CA, APN-8289-019-803

Dear Applicant:

Hearing Officer John Gutwein, by his action of September 8, 2008, **APPROVED** the above described Conditional Use Permit. The attached documents contain the Hearing Officer's findings and conditions relating to the approval. Please carefully review each condition. Condition No. 3 requires that the permittee file an affidavit accepting the conditions before the grants becomes effective.

The applicant or and other interested person may appeal the Hearing Officer's decision to the Regional Planning Commission at the office of the commission secretary, Room 1350, Hall of Records, 320 West Temple Street, Los Angeles, California 90012. Please contact the commission secretary for the appeal procedures and fee at (213) 974-6409. **The appeal period for this project will end at 5:00 p.m. on September 22, 2008.** Any appeal must be delivered in person to the commission secretary by this time. If no appeal is filed during the specified period, the Hearing Officer's action is final.

Upon completion of the appeal period, please notarize the attached acceptance forms and **hand deliver** this form and any other required fees or materials to the planner assigned to your case. Please **make an appointment** with the case planner to assure that processing will be completed expeditiously.

For further information on appeal procedures or any other matter pertaining to these approvals, please contact Diane Aranda in the Zoning Permits Section II at (213) 974-6435.

Sincerely,

DEPARTMENT OF REGIONAL PLANNING
Bruce W. McClendon, FAICP
Director of Planning


Maria Masís, Supervising Regional Planner
Zoning Permits II Section

Enclosures: Findings and Conditions, Affidavit (Permittee's Completion)
c: Zoning Enforcement, Testifiers

HEARING OFFICER'S FINDINGS AND ORDER:

REQUEST: The applicant, T-Mobile, is requesting authorization for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas mounted on the riser legs of an existing 151-ft lattice tower with associated equipment situated at the base located in a 300 sq ft lease area surrounded by a 6-ft high chain link fence within the Hacienda Heights Zoned District.

PROCEEDINGS BEFORE THE HEARING OFFICER:

September 8, 2008 Public Hearing

A duly noticed public hearing was held on September 8, 2008 at the Steinmetz Senior Center in Hacienda Heights. The applicants' representative, Tim Miller, was sworn in and testified in favor of the project. They confirmed that he had reviewed the staff report and conditions recommended by staff and concurred with all conditions of approval. Two area residents were sworn in and testified in opposition to the project, citing concerns such as aesthetic impacts on the neighborhood, diminishment of property values, potential health concerns, and dust created by the once a month maintenance visit. There being no further testimony, the hearing officer closed the public hearing and approved the permit with changes to the findings and conditions of approval as agreed to by the applicants.

PREVIOUS HEARINGS

The case was first heard at the hearing officer meeting on May 20, 2008 and was continued to June 3, 2008 to allow time for a community meeting held on June 2, 2008 at the Steinmetz Center within the community of Hacienda Heights. The hearing officer meeting held on June 3, 2008 was closed to the public and continued to Monday, September 8, 2008 to hold the meeting within the community of Hacienda Heights to encourage community involvement and to allow for maximum attendance.

Findings

1. T-Mobile requests authorization for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of a 151-ft existing Southern California Edison lattice tower with (4) associated equipment cabinets within the 12'x25' lease area surrounded by a 6-ft high chain link fence.
2. The subject property is located at parcel lot APN-8289-019-803 between S. Frame Avenue & S. Holmes Circle in the Hacienda Heights Zoned District.
3. The subject property is a 15 acre narrow rectangular-shaped parcel on relatively level land.
4. The project site is zoned A-2-1 (Heavy Agricultural—1-acre minimum lot size).
5. Surrounding properties are all zoned as follows:
North: R-A-12,000 (Residential Agricultural—12,000 sq ft minimum lot size)
South: R-1-15,000 (Single-Family—15,000 sq ft minimum lot size)
East: RPD-15,000 (Residential Planned Development—15,000 sq ft minimum lot size)
West: A-2-1 (Heavy Agricultural—1-acre minimum lot size), city of Whittier
6. Surrounding land uses consist of vacant land with the closest residential use being 150-ft from the subject property.

7. The only previous case on the subject property is for Plot Plan 200400323 for the installation of two lattice towers were approved on October 5, 2004.
8. There are no previous zoning violations involving the subject property.
9. The subject property is located within the O (Open Space) classification of the Hacienda Heights Community Plan. The intent of this land use classification is for the conservation of open space for parks, riding and hiking trails, passive recreation, scientific study, sanitary landfills, and utility easements. There are no specific policies related to the proposed type of use in the Community Plan.
10. The site plan depicts a 151-ft existing lattice tower on a 15 acre lot. The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the panel antennas are at 42-ft. and the third sector is at 50-ft. The plans illustrate (4) new BTS cabinets with a new GPS antenna located at the northern portion adjacent to the existing lattice tower surrounded by a new 6-ft high chain link fence with 5-ft wide access gates at the northwestern portion of a concrete slab within the leasehold area. The proposed project site dimension is approximately 300 sq. ft. Access to the subject property is from South Frame Avenue.
11. Title 22 of the Los Angeles County Code (Zoning Ordinance) does not specify a wireless telecommunications facility as a use. The use most closely matching a wireless telecommunications facility specified in the Zoning Ordinance is a radio or television tower. Under Section 22.32.190 of the Zoning Ordinance, radio or television towers are permitted uses in A-2 (Heavy – Agricultural) zone, with an approved CUP.
12. Section 22.52.1220 determines parking requirements for uses not specified. The proposed project is subject to provision of one parking space for the purpose of maintenance visits.

The site plan does not illustrate any parking spaces. South Frame Avenue has sufficient space to allow for the temporary parking of a maintenance vehicle. Access to the facility is with advance permission via a locked gate.
13. This project was determined to be Class 3 Categorical Exemption which exempts the installation of small new equipment in small structures from the California Environmental Quality Act.
14. Access to the subject property is via a secured entrance from South Frame Avenue.
15. A total of (123) public hearing notices were mailed out to property owners located within the 500-foot radius of the subject property on April 9, 2008 regarding the subject proposal. The notice was published in *La Opinion* and the San Gabriel Valley Tribune on April 10, 2008. Case-related materials were sent on April 12, 2008, to the Hacienda Heights Library at 16010 La Monde Street, Hacienda Heights, CA 91745. The public hearing notice was posted at the project site on April 18, 2008.
16. Since May 15th, staff has received four phone calls and thirty-two letters of opposition in form of a petition from the area's residents.
17. A community meeting was held on June 2, 2008 at the Steinmetz Senior Center to discuss possible options to the proposed wireless telecommunication facility. There was no decision

that was agreed upon by the applicant and the opposed group.

18. The proposed project should not have an adverse visual impact on the surrounding neighborhood because the proposed wireless facility will utilize the existing Southern California lattice tower. The project size is approximately 300 sq. ft. on a 15 acre parcel lot within an open space area which is of adequate size to accommodate the proposed use while not impacting the current use of the property.
19. The Wireless Telecommunication Facility will serve the basic needs of the community for both personal and business providing coverage for personal use, business uses and during emergency situations where traditional telephone service is not available or becomes disrupted.
20. Applicant submitted coverage maps (Exhibit A and Exhibit B) illustrating that the coverage area is substandard without the installation of the proposed Wireless Telecommunication Facility. Exhibit A shows that the alternate site proposed by the community residents will not provide coverage for the intended area. Exhibit B depicts the intended area without the proposed project as having "marginal" coverage and with the proposed project as having "good" coverage.
21. Access to the project site will be limited to the maintenance crew by first acquiring permission from Southern California Edison to encourage public safety.

BASED ON THE FOREGOING, THE HEARING OFFICER CONCLUDES:

- A. The proposed use is consistent with the adopted general plan for the area;
- B. The requested use at the proposed location will not adversely affect the health, peace, comfort, or welfare of persons residing and working in the surrounding area, and not be materially detrimental to the use, enjoyment, or valuation of property of other persons located in the vicinity of the site, and will not jeopardize, endanger, or otherwise constitute a menace to the public health, safety and general welfare;
- C. The proposed site is adequate in size and shape to accommodate the yards, walls, fences, parking, landscaping and other development features;
- D. The proposed site is adequately served by highways of sufficient width, and improved as necessary to carry the kind of traffic such uses would generate and by other public or private facilities as are required.

THEREFORE, the information submitted by the applicant and presented at the public hearing substantiates the required findings for a conditional use permit as set forth in Sections 22.56.090, Title 22, of the Los Angeles County Code (Zoning Ordinance).

HEARING OFFICER ACTION:

1. The Hearing Officer finds that the project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA). The project is within a class of projects, which have been determined not to have a significant effect on the environment in that it meets the criteria set forth in section 15301 of the State CEQA Guidelines and Class 3 of the County Environmental Document Reporting Procedures and Guidelines, Appendix G.

2. In view of the findings of facts presented above, Project No. 2007-02104-(4) / Conditional Use Permit Case No. 200700149 is **APPROVED**, subject to the attached conditions.

Attachments: Conditions
Affidavit

cc: Zoning Enforcement, Building and Safety

1. This grant authorizes T-Mobile the use of the subject property for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas mounted on the legs of an existing 151-ft lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District. All facilities shall be maintained as depicted on the approved Exhibit "A" and subject to all of the following conditions of approval:
 - a. Any and all graffiti on the proposed wall and the facility shall be removed within 24 hours of its application;
 - b. The facility shall be operated in accordance with regulations of the State Public Utilities Commission;
 - c. Said facility shall be removed if in disuse for more than six months;
 - d. Insofar as is feasible, the operator shall cooperate with any subsequent applicants for wireless communications facilities in the vicinity with regard to possible co-location. Such subsequent applicants will be subject to the regulations in effect at that time;
 - e. All structures shall conform with the requirements of the Building and Safety Division of the Department of Public Works;
 - f. All equipment shall be a neutral color excluding black to blend with its surroundings and shall be maintained in good condition at all times;
 - g. The permittee shall provide written verification that the proposed facility's radio-frequency radiation and electromagnetic field emissions will fall within the adopted FCC standards for safe human exposure to such forms of non-ionizing electromagnetic radiation when operating at full strength and capacity for the lifetime of this conditional use permit. The permittee/operator shall submit a copy of the initial report on the said facility's radio frequency emissions level, as required by the Federal Communications Commission requirements, to the Department of Regional Planning;
 - h. Any proposed wireless telecommunications facility that will be co-locating on the proposed facility will be required to submit the same written verification and include the cumulative radiation and emissions of all such facilities;
 - i. Said facility, including any lighting, fences, shields, cabinets, and poles shall be maintained by the operator in good repair, free from trash, debris, litter and graffiti and other forms of vandalism. Any damage from any cause shall be repaired as soon as reasonably possible to minimize occurrences of dangerous conditions or visual blight;
 - j. The operators shall submit an annual maintenance report to the Department of Regional Planning by January 1, 2009 verifying the continued operation and maintenance of the said facility;

- k. The subject property shall be developed and maintained in substantial compliance with the plans marked Exhibit "A." All revised plot plans must be accompanied by the written authorization of the property owner; and
 - l. The operator shall provide satisfactory safeguards to prevent unauthorized access to the lease area enclosure;
 - m. All development shall take place within the area confined by the chain link fence due to the environmentally sensitive surrounding.
2. Unless otherwise apparent from the context, the term "permittee" shall include the applicant and any other person, corporation, or other entity making use of this grant.
3. This grant shall not be effective for any purpose until the permittee, and the owner of the subject property if other than the permittee, have filed at the office of the Department of Regional Planning their affidavit stating that they are aware of and agree to accept all of the conditions of this grant, and that the conditions of the grant have been recorded as required by Condition No. 8, and until all required monies have been paid pursuant to Condition No. 10.
4. The permittee shall defend, indemnify and hold harmless the County, its agents, officers, and employees from any claim, action, or proceeding against the County or its agents, officers, or employees to attack, set aside, void or annul this permit approval, which action is brought within the applicable time period of Government Code Section 65009. The County shall promptly notify the permittee of any claim, action, or proceeding and the County shall cooperate fully in the defense. If the County fails to promptly notify the permittee of any claim action or proceeding, or if the County fails to cooperate fully in the defense, the permittee shall not thereafter be responsible to defend, indemnify, or hold harmless the County.
5. In the event that any claim, action, or proceeding as described above is filed against the County, the permittee shall within ten days of the filing pay the Department of Regional Planning an initial deposit of \$5,000, from which actual costs shall be billed and deducted for the purpose of defraying the expenses involved in the department's cooperation in the defense, including but not limited to, depositions, testimony, and other assistance to permittee or permittee's counsel. The permittee shall also pay the following supplemental deposits, from which actual costs shall be billed and deducted:
 - a. If during the litigation process, actual costs incurred reach 80 percent of the amount on deposit, the permittee shall deposit additional funds sufficient to bring the balance up to the amount of the initial deposit. There is no limit to the number of supplemental deposits that may be required prior to completion of the litigation.
 - b. At the sole discretion of the permittee, the amount of an initial or supplemental deposit may exceed the minimum amounts defined herein.

The cost for collection and duplication of records and other related documents will be paid by the permittee according to Los Angeles County Code Section 2.170.010.

6. This grant will expire unless used within 2 years from the date of approval. A one-year time extension may be requested in writing before the expiration date.
7. If any material provision of this grant is held or declared to be invalid, the permit shall be void and the privileges granted hereunder shall lapse.
8. Prior to the use of this grant, the property owner or permittee shall **record the terms and conditions** of the grant in the office of the County Recorder. In addition, upon any transfer or lease of the property during the term of this grant, the property owner or permittee shall promptly provide a copy of the grant and its conditions to the transferee or lessee of the subject property.
9. **This grant will terminate on September 8, 2018.** Entitlement to use of the property thereafter shall be subject to the regulations then in effect. At least six (6) months prior to the expiration of this permit and in the event that the permittee intends to continue operations after such date, a new Conditional Use Permit application shall be filed with the Department of Regional Planning. The application shall be a request for continuance of the use permitted under this grant, whether including or not including modification to the use at that time.
10. The subject property shall be maintained and operated in full compliance with the conditions of this grant and any law, statute, ordinance, or other regulation applicable to any development or activity on the subject property. Failure of the permittee to cease any development or activity not in full compliance shall be a violation of these conditions. The permittee shall deposit with the County of Los Angeles the sum of **\$750.00**. The deposit shall be placed in a performance fund, which shall be used exclusively to compensate the Department of Regional Planning for all expenses incurred while inspecting the premises to determine the permittee's compliance with the conditions of approval. The deposit provides for **5 (five) biennial** inspections. Inspections shall be unannounced.

If any inspection discloses that the subject property is being used in violation of any one of the conditions of this grant, the permittee shall be financially responsible and shall reimburse the Department of Regional Planning for all additional enforcement efforts necessary to bring the subject property into compliance. Inspections shall be made to ensure compliance with the conditions of this grant as well as adherence to development in accordance with the approved site plan on file. The amount charged for additional inspections shall be \$150.00 per inspection, or the current recovery cost, whichever is greater.
11. Notice is hereby given that any person violating a provision of this grant is guilty of a misdemeanor. Notice is further given that the Regional Planning Commission or a hearing officer may, after conducting a public hearing, revoke or modify this grant, if the Commission or hearing officer finds that these conditions have been violated or that this grant has been exercised so as to be detrimental to the public's health or safety or so as to be a nuisance.
12. Upon receipt of this letter, the permittee shall contact the Fire Prevention Bureau of the Los Angeles County Fire Department to determine what facilities may be necessary to

protect the property from fire hazard. Any necessary facilities shall be provided as may be required by said Department.

13. All requirements of the Zoning Ordinance and of the specific zoning of the subject property must be complied with unless otherwise set forth in these conditions or shown on the approved plans.
14. All structures, walls, and fences open to public view shall remain free of extraneous markings, drawings, or signage. These shall include any of the above that do not directly relate to the facility being operated on the premises or that do not provide pertinent information about said premises.
15. In the event of such extraneous markings occurring, the permittee shall remove or cover said markings, drawings, or signage within 24 hours of such occurrence, weather permitting. Paint utilized in covering such markings shall be of a color that matches, as closely as possible, the color of the adjacent surfaces. The only exceptions shall be seasonal decorations or signage provided under the auspices of a civic or non-profit organization.
16. General maintenance (once a month maintenance visit) by the maintenance crew will be serviced by walking onto the subject property only. Vehicular access will not be permitted within the site to reduce dust particles.
17. Parking of the maintenance vehicle will be permitted along Frame Avenue and Holmes Circle.

MM:DA
9/8/08



Los Angeles County Department of Regional Planning
320 West Temple Street, Los Angeles, California 90012
Telephone (213) 974-6443

PROJECT NO. R2007-02104-(4)

CONDITIONAL USE PERMIT CASE NO. 200700149

RPC/HO MEETING
DATE

CONTINUE TO

AGENDA ITEM

9.

PUBLIC HEARING DATE

May 20, 2008

APPLICANT

T-Mobile USA, Inc.

OWNER

Southern California Edison

REPRESENTATIVE

Jason Kozora-Trillium Telecom SVC

REQUEST

Conditional Use Permit: To authorize the installation, operation and maintenance of a wireless telecommunication facility consisting of (12) antennas mounted on the legs of an existing lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District.

LOCATION/ADDRESS

South Frame Avenue & South Holmes Circle, APN-8289-019-803

ZONED DISTRICT

Hacienda Heights

COMMUNITY

Hacienda Heights

EXISTING ZONING

A-2-1 (Heavy Agricultural Zone-One Acre Required Area)

ACCESS

South Holmes Circle and South Frame Avenue

SIZE

15 acres

EXISTING LAND USE

SCE Transmission Lattice Tower

SHAPE

Regular

TOPOGRAPHY

Slight Slope

SURROUNDING LAND USES & ZONING

North: Single-Family Residence— R-A-12,000 (Residential Agriculture-12,000 sq. ft. lot).

East: Single-Family Residence— R-A-12,000 (Residential Agriculture-12,000 sq. ft. lot), RPD (residential Planned Development)-15,000-3.2U.

South: Single-Family Residence —R-1-15,000 (Single-family residence-15,000 sq. ft. lot).

West: Single-Family Residence— R-A-12,000 (Residential Agriculture-12,000 sq. ft. lot), A-2-1 (Heavy Agricultural Zone-One Acre Required Area).

GENERAL PLAN

DESIGNATION

MAXIMUM DENSITY

CONSISTENCY

Countywide

O-S (Open Space)

N/A

See Staff Analysis

Hacienda Heights
Community Plan Area

O (Open Space)

N/A

See Staff Analysis

ENVIRONMENTAL STATUS

Class 1 Categorical Exemption – New Construction or Conversion of Small Structure.

DESCRIPTION OF SITE PLAN

The site plan depicts a 151-ft existing lattice tower on a 15 acre lot. The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the panel antennas are at 42-ft. and the third sector is at 50-ft. The plans illustrate (4) new BTS cabinets with a new GPS antenna located at the northern portion adjacent to the existing lattice tower surrounded by a new 6-ft high chain link fence with 5-ft wide access gates at the northwestern portion of a concrete slab within the leasehold area. The proposed project site dimension is approximately 300 sq. ft.

KEY ISSUES

Satisfaction of Section 22.56.040 of Title 22 of the Los Angeles County Code Conditional Use Permit Burden of Proof requirements.

TO BE COMPLETED ONLY ON CASES TO BE HEARD BY THE BOARD OF SUPERVISORS

AFF CONTACT PERSON

PUBLIC HEARING DATE(S)

RPC ACTION DATE

RPC RECOMMENDATION

MEMBERS VOTING AYE

MEMBERS VOTING NO

MEMBERS ABSTAINING

AFF RECOMMENDATION (PRIOR TO HEARING)

PEAKERS*

(F)

PETITIONS

(O)

(F)

LETTERS

(O)

(F)

STAFF ANALYSIS
PROJECT NUMBER R2007-02104 – (4)
CONDITIONAL USE PERMIT No. RCUP200700149 – (4)

ENTITLEMENT REQUEST

The applicant, T-Mobile, is requesting a conditional use permit to allow the construction, operation and maintenance of an unmanned wireless telecommunications facility, consisting of (12) panel antennas mounted on the legs of an existing lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District.

PROJECT DESCRIPTION

The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the directional antennas are at 42-ft. and the third sector is at 50-ft. located between South Frame Avenue & South Holmes Circle, APN-8289-019-803 within the unincorporated portion of Los Angeles County. In addition, the proposed project would place the (4) associated electronic equipment cabinets at the base of the tower within the 12'x25' lease area surrounded by a 6-ft high chain link fence.

PROJECT LOCATION

The proposed project is located at S. Frame Avenue & S. Holmes Circle in the Hacienda Heights Zoned District within the unincorporated portion of Los Angeles County.

SITE DESCRIPTION

The project lease area is located near the western edge of a large vacant parcel, approximately 15 acres in total, containing two existing Southern California Edison lattice towers. The proposed project utilizes an existing 151-ft lattice tower situated on a relatively leveled parcel surrounded by open space with the nearest residential properties 150-ft away. Access to the 300 sq. ft. leasehold area is from a 5-ft wide access gate at the northwestern portion on a concrete slab, and access to the project site is from S. Frame Avenue.

Temporary parking for the monthly maintenance site visit is provided along South Frame Avenue west of the subject property.

ENVIROMENTAL DETERMINATION

Staff has determined that the proposed project is eligible for a Class 3 Categorical Exemption which exempts the installation of small new equipment in small structures from the California Environmental Quality Act.

**Existing Zoning
Subject Property**

The project site is zoned A-2-1 (Heavy Agricultural—1-acre minimum lot size).

Surrounding Zones

Surrounding properties are all zoned as follows:

North: R-A-12,000 (Residential Agricultural—12,000 sq ft minimum lot size)

South: R-1-15,000 (Single-Family—15,000 sq ft minimum lot size)

East: RPD-15,000 (Residential Planned Development—15,000 sq ft minimum lot size)

West: A-2-1 (Heavy Agricultural—1-acre minimum lot size), city of Whittier

Existing Land Uses

Subject Property

The subject property is currently on an approximately 15 acre lot of vacant, agricultural land 150-ft from the closest single-family residential property. Single family residences surround the project from the north, south, east and west. There is another existing Southern California Edison lattice tower approximately 60-ft from the project site with power transmission lines.

Surrounding Land Use

Surrounding land uses consist of:

North: Single family residences

East: Single family residences, vacant land

South: Single family residences, vacant land

West: Single family residences, vacant land, city of Whittier

PREVIOUS CASES/ZONING HISTORY

Plot Plan 200400323 for the installation of two lattice towers were approved on October 5, 2004.

SITE PLAN

The site plan depicts a 151-ft existing lattice tower on a 15 acre lot. The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the panel antennas are at 42-ft. and the third sector is at 50-ft. The plans illustrate (4) new BTS cabinets with a new GPS antenna located at the northern portion adjacent to the existing lattice tower surrounded by a new 6-ft high chain link fence with 5-ft wide access gates at the northwestern portion of a concrete slab within the leasehold area. The proposed project site dimension is approximately 300 sq. ft. Access to the subject property is from South Frame Avenue.

GENERAL PLAN CONSISTANCY

The subject property is located within the O (Open Space) classification of the Hacienda Heights Community Plan. The intent of this land use classification is for the

conservation of open space for parks, riding and hiking trails, passive recreation, scientific study, sanitary landfills, and utility easements. There are no specific policies related to the proposed type of use in the Community Plan.

There are no specific policies related to wireless telecommunication facilities in the Hacienda Community Plan. The equipment of the proposed wireless telecommunication facility will be located within the existing leasable area and will not adversely impact the viability of surrounding areas for the maintenance or expansion of agricultural activities. Staff's opinion is that the project is consistent with the Community Plan.

ZONING ORDINANCE & DEVELOPMENT STANDARDS COMPLIANCE

The property on which the proposed project is to be located is within the A-2 (Heavy – Agricultural) zone. Title 22 of the Los Angeles County Code (Zoning Ordinance) does not specify WTF as a land use. The land use most closely corresponding to a WTF specified in the Zoning Ordinance is a radio or television tower. Under Section 22.32.190 of the Zoning Ordinance, radio or television towers are permitted uses in A-2 (Heavy – Agricultural) zone, with an approved CUP.

Parking

Section 22.52.1220 determines parking requirements for uses not specified. The proposed project is subject to provision of one parking space for the purpose of maintenance visits.

The site plan does not illustrate any parking spaces. South Frame Avenue has sufficient space to allow for the temporary parking of a maintenance vehicle. Access to the facility is with advance permission via a locked gate.

Development Standards

According to Section 22.24.170 of the County Code the following zone specific development standards apply:

Section 22.24.170 provides development standards for uses in A-2 zoning designation:

- A. Front, side and rear yards shall be provided as required in Zone R-1.
- B. Single-family residential uses shall be subject to all development standards applying to Zone R-1, except as otherwise specified in this Title 22.

Neither of the above mentioned standards will apply to the proposal.

- C. Premises in Zone A-2 shall provide the required area as specified in Part 2 of Chapter 22.52.

The wireless facility will utilize the existing height of the Southern California lattice tower and not add additional height. The directional antennas are placed on the tower legs of the existing lattice tower one sector of four antennas at 50-ft and the other two sectors (four antennas per sector) at approximately 40-ft in height. These requirements will be addressed with the conditional use permit.

STAFF EVALUATION

Neighborhood Impact/Land Use Compatibility

The project site is surrounded by single family residences and vacant land. The proposed project should not have an adverse visual impact on the surrounding neighborhood because the proposed wireless facility will utilize the existing Southern California lattice tower. The project size is approximately 300 sq. ft. on a 15 acre parcel lot within an open space area which is of adequate size to accommodate the proposed use while not impacting the current use of the property.

The proposed project will be unmanned and will not create additional traffic to the existing residential community.

The applicant proposes to match the color and design of the 12 directional antennas and associated equipment to the existing lattice tower in order to minimize visual impact from the single family residences that are approximately 150 feet from the project. The proposed project should not have an adverse visual impact on the single family residences because of the industrial nature of the property, and the Southern California lattice towers and transmission lines surrounding the area.

The proposed project will provide improved coverage for personal use, business uses and during emergency situations where traditional telephone service is not available or becomes disrupted.

Burden of Proof

The applicant is required to substantiate all facts identified by Section 22.56.040 of the Los Angeles County Code. The Burden of Proof with applicant's responses is attached. Staff is of the opinion that the applicant has met the burden of proof.

COUNTY DEPARTMENT COMMENTS AND RECOMMENDATIONS

Due to the nature of the request, consultation with other County Departments was not necessary.

PUBLIC COMMENTS

No comments received

LEGAL NOTIFICATION AND PUBLIC OUTREACH

Pursuant to the provisions of Sections 22.60.174 and 22.60.175 of the County Code, the community was appropriately notified of the public hearing by mail, newspaper, property posting, library posting and Department of Regional Planning website posting.

A total of (123) public hearing notices were mailed out to property owners located within the 500-foot radius of the subject property on April 9, 2008 regarding the subject proposal. The notice was published in *La Opinion* and the San Gabriel Valley Tribune on April 10, 2008. Case-related materials were sent on April 12, 2008, to the Hacienda Heights Library at 16010 La Monde Street, Hacienda Heights, CA 91745. The public hearing notice was posted at the project site on April 18, 2008.

FEES/DEPOSITS

If approved, fees identified in the attached project conditions will apply unless modified by the Hearing Officer.

STAFF RECOMMENDATION

The following recommendation is made prior to the public hearing and is subject to change based upon testimony and/or documentary evidence presented at the public hearing:

Staff recommends **Approval** of project number R2007-02104-(4), Conditional Use permit number RCUP200700149-(4), subject to the attached conditions.

Prepared by Diane Aranda, Zoning Permits II Section

Reviewed by Maria Masis, Supervising Regional Planner, Zoning Permits II Section

Attachments:

Draft Conditions of Approval
Applicant's Burden of Proof statement
Environmental Document
Site Photographs
Site Plan
Land Use Map
MM:DA

HEARING OFFICER'S FINDINGS AND ORDER:

REQUEST: The applicant, T-Mobile, is requesting authorization for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas mounted on the riser legs of an existing 151-ft lattice tower with associated equipment situated at the base located in a 300 sq ft lease area surrounded by a 6-ft high chain link fence within the Hacienda Heights Zoned District.

PROCEEDINGS BEFORE THE HEARING OFFICER:

May 20, 2008 Public Hearing

A duly noticed public hearing was held on May 20, 2008. The applicant was sworn in and testified in favor of the project. The applicant confirmed that he had reviewed the staff report and conditions recommended by staff and concurred with all conditions of approval.

There being no further testimony, the Hearing Officer closed the public hearing, expressed her intent to approve the subject project, subject to the conditions recommended by staff, and directed staff to prepare the findings and conditions for approval.

Findings

1. T-Mobile requests authorization for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of a 151-ft existing Southern California Edison lattice tower with (4) associated equipment cabinets within the 12'x25' lease area surrounded by a 6-ft high chain link fence.
2. The subject property is located at parcel lot APN-8289-019-803, between S. Frame Avenue & S. Holmes Circle in the Hacienda Heights Zoned District.
3. The subject property is a 15 acre narrow rectangular-shaped parcel on relatively level land.
4. The project site is zoned A-2-1 (Heavy Agricultural—1-acre minimum lot size).
5. Surrounding properties are all zoned as follows:
North: R-A-12,000 (Residential Agricultural—12,000 sq ft minimum lot size)
South: R-1-15,000 (Single-Family—15,000 sq ft minimum lot size)
East: RPD-15,000 (Residential Planned Development—15,000 sq ft minimum lot size)
West: A-2-1 (Heavy Agricultural—1-acre minimum lot size), city of Whittier
6. Surrounding land uses consist of vacant land with the closest residential use being 150-ft from the subject property.
7. The only previous case on the subject property is for Plot Plan 200400323 for the

installation of two lattice towers were approved on October 5, 2004.

8. There are no previous zoning violations involving the subject property.
9. The subject property is located within the O (Open Space) classification of the Hacienda Heights Community Plan. The intent of this land use classification is for the conservation of open space for parks, riding and hiking trails, passive recreation, scientific study, sanitary landfills, and utility easements. There are no specific policies related to the proposed type of use in the Community Plan.
10. The site plan depicts a 151-ft existing lattice tower on a 15 acre lot. The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the panel antennas are at 42-ft. and the third sector is at 50-ft. The plans illustrate (4) new BTS cabinets with a new GPS antenna located at the northern portion adjacent to the existing lattice tower surrounded by a new 6-ft high chain link fence with 5-ft wide access gates at the northwestern portion of a concrete slab within the leasehold area. The proposed project site dimension is approximately 300 sq. ft. Access to the subject property is from South Frame Avenue.
11. Title 22 of the Los Angeles County Code (Zoning Ordinance) does not specify a wireless telecommunications facility as a use. The use most closely matching a wireless telecommunications facility specified in the Zoning Ordinance is a radio or television tower. Under Section 22.32.190 of the Zoning Ordinance, radio or television towers are permitted uses in A-2 (Heavy – Agricultural) zone, with an approved CUP.
12. Section 22.52.1220 determines parking requirements for uses not specified. The proposed project is subject to provision of one parking space for the purpose of maintenance visits.

The site plan does not illustrate any parking spaces. South Frame Avenue has sufficient space to allow for the temporary parking of a maintenance vehicle. Access to the facility is with advance permission via a locked gate.
13. This project was determined to be Class 3 Categorical Exemption which exempts the installation of small new equipment in small structures from the California Environmental Quality Act.
14. Access to the subject property is via a secured entrance from South Frame Avenue.
15. A total of (123) public hearing notices were mailed out to property owners located within the 500-foot radius of the subject property on April 9, 2008 regarding the subject proposal. The notice was published in *La Opinion* and the San Gabriel Valley Tribune on April 10, 2008. Case-related materials were sent on April 12, 2008, to the Hacienda Heights Library at 16010 La Monde Street, Hacienda

Heights, CA 91745. The public hearing notice was posted at the project site on April 18, 2008.

16. Staff did not receive any public comments for or against this project.
17. The proposed project should not have an adverse visual impact on the surrounding neighborhood because the proposed wireless facility will utilize the existing Southern California lattice tower. The project size is approximately 300 sq. ft. on a 15 acre parcel lot within an open space area which is of adequate size to accommodate the proposed use while not impacting the current use of the property.

BASED ON THE FOREGOING, THE HEARING OFFICER CONCLUDES:

- A. The proposed use is consistent with the adopted general plan for the area;
- B. The requested use at the proposed location will not adversely affect the health, peace, comfort, or welfare of persons residing and working in the surrounding area, and not be materially detrimental to the use, enjoyment, or valuation of property of other persons located in the vicinity of the site, and will not jeopardize, endanger, or otherwise constitute a menace to the public health, safety and general welfare;
- C. The proposed site is adequate in size and shape to accommodate the yards, walls, fences, parking, landscaping and other development features;
- D. The proposed site is adequately served by highways of sufficient width, and improved as necessary to carry the kind of traffic such uses would generate and by other public or private facilities as are required.

THEREFORE, the information submitted by the applicant and presented at the public hearing substantiates the required findings for a conditional use permit as set forth in Sections 22.56.090, Title 22, of the Los Angeles County Code (Zoning Ordinance).

HEARING OFFICER ACTION:

1. The Hearing Officer finds that the project is categorically exempt from the provisions of the California Environmental Quality Act (CEQA). The project is within a class of projects, which have been determined not to have a significant effect on the environment in that it meets the criteria set forth in section 15301 of the State CEQA Guidelines and Class 1 of the County Environmental Document Reporting Procedures and Guidelines, Appendix G.
2. In view of the findings of facts presented above, Project No. 2007-02104-(4) / Conditional Use Permit Case No. 200700149 is **APPROVED**, subject to the attached conditions.

PROJECT NO. 2007-02104-(4) /
CONDITIONAL USE PERMIT NO. 200700149-(4)

DRAFT FINDINGS
PAGE 4 OF 4

BY: _____

JOHN GUTWEIN, AICP, HEARING OFFICER
Department of Regional Planning
County of Los Angeles

DATE: _____

Attachments: Conditions
Affidavit

cc: Zoning Enforcement, Building and Safety

1. This grant authorizes T-Mobile the use of the subject property for the construction, operation and maintenance of a wireless telecommunication facility consisting of (12) panel antennas mounted on the legs of an existing 151-ft lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District. All facilities shall be maintained as depicted on the approved Exhibit "A" and subject to all of the following conditions of approval:
 - a. Any and all graffiti on the proposed wall and the facility shall be removed within 24 hours of its application;
 - b. The facility shall be operated in accordance with regulations of the State Public Utilities Commission;
 - c. Said facility shall be removed if in disuse for more than six months;
 - d. Insofar as is feasible, the operator shall cooperate with any subsequent applicants for wireless communications facilities in the vicinity with regard to possible co-location. Such subsequent applicants will be subject to the regulations in effect at that time;
 - e. All structures shall conform with the requirements of the Building and Safety Division of the Department of Public Works;
 - f. All equipment shall be a neutral color excluding black to blend with its surroundings and shall be maintained in good condition at all times;
 - g. The permittee shall provide written verification that the proposed facility's radio-frequency radiation and electromagnetic field emissions will fall within the adopted FCC standards for safe human exposure to such forms of non-ionizing electromagnetic radiation when operating at full strength and capacity for the lifetime of this conditional use permit. The permittee/operator shall submit a copy of the initial report on the said facility's radio frequency emissions level, as required by the Federal Communications Commission requirements, to the Department of Regional Planning;
 - h. Any proposed wireless telecommunications facility that will be co-locating on the proposed facility will be required to submit the same written verification and include the cumulative radiation and emissions of all such facilities;
 - i. Said facility, including any lighting, fences, shields, cabinets, and poles shall be maintained by the operator in good repair, free from trash, debris, litter and graffiti and other forms of vandalism. Any damage from any

cause shall be repaired as soon as reasonably possible to minimize occurrences of dangerous conditions or visual blight;

- j. The operators shall submit an annual maintenance report to the Department of Regional Planning by January 1, 2009 verifying the continued operation and maintenance of the said facility;
 - k. The subject property shall be developed and maintained in substantial compliance with the plans marked Exhibit "A." All revised plot plans must be accompanied by the written authorization of the property owner; and
 - l. The operator shall provide satisfactory safeguards to prevent unauthorized access to the lease area enclosure;
 - m. All development shall take place within the area confined by the chain link fence due to the environmentally sensitive surrounding.
2. Unless otherwise apparent from the context, the term "permittee" shall include the applicant and any other person, corporation, or other entity making use of this grant.
 3. This grant shall not be effective for any purpose until the permittee, and the owner of the subject property if other than the permittee, have filed at the office of the Department of Regional Planning their affidavit stating that they are aware of and agree to accept all of the conditions of this grant, and that the conditions of the grant have been recorded as required by Condition No. 8, and until all required monies have been paid pursuant to Condition No. 10.
 4. The permittee shall defend, indemnify and hold harmless the County, its agents, officers, and employees from any claim, action, or proceeding against the County or its agents, officers, or employees to attack, set aside, void or annul this permit approval, which action is brought within the applicable time period of Government Code Section 65009. The County shall promptly notify the permittee of any claim, action, or proceeding and the County shall cooperate fully in the defense. If the County fails to promptly notify the permittee of any claim action or proceeding, or if the County fails to cooperate fully in the defense, the permittee shall not thereafter be responsible to defend, indemnify, or hold harmless the County.
 5. In the event that any claim, action, or proceeding as described above is filed against the County, the permittee shall within ten days of the filing pay the Department of Regional Planning an initial deposit of \$5,000, from which actual costs shall be billed and deducted for the purpose of defraying the expenses involved in the department's cooperation in the defense, including but not limited to, depositions, testimony, and other assistance to permittee or permittee's counsel. The permittee shall also pay the following supplemental deposits, from which actual costs shall be billed and deducted:

- a. If during the litigation process, actual costs incurred reach 80 percent of the amount on deposit, the permittee shall deposit additional funds sufficient to bring the balance up to the amount of the initial deposit. There is no limit to the number of supplemental deposits that may be required prior to completion of the litigation.
- b. At the sole discretion of the permittee, the amount of an initial or supplemental deposit may exceed the minimum amounts defined herein.

The cost for collection and duplication of records and other related documents will be paid by the permittee according to Los Angeles County Code Section 2.170.010.

6. This grant will expire unless used within 2 years from the date of approval. A one-year time extension may be requested in writing before the expiration date.
7. If any material provision of this grant is held or declared to be invalid, the permit shall be void and the privileges granted hereunder shall lapse.
8. Prior to the use of this grant, the property owner or permittee shall **record the terms and conditions** of the grant in the office of the County Recorder. In addition, upon any transfer or lease of the property during the term of this grant, the property owner or permittee shall promptly provide a copy of the grant and its conditions to the transferee or lessee of the subject property.
9. **This grant will terminate on May 20, 2018.** Entitlement to use of the property thereafter shall be subject to the regulations then in effect. At least six (6) months prior to the expiration of this permit and in the event that the permittee intends to continue operations after such date, a new Conditional Use Permit application shall be filed with the Department of Regional Planning. The application shall be a request for continuance of the use permitted under this grant, whether including or not including modification to the use at that time.
10. The subject property shall be maintained and operated in full compliance with the conditions of this grant and any law, statute, ordinance, or other regulation applicable to any development or activity on the subject property. Failure of the permittee to cease any development or activity not in full compliance shall be a violation of these conditions. The permittee shall deposit with the County of Los Angeles the sum of **\$750.00**. The deposit shall be placed in a performance fund, which shall be used exclusively to compensate the Department of Regional Planning for all expenses incurred while inspecting the premises to determine the permittee's compliance with the conditions of approval. The deposit provides for **5 (five) biennial** inspections. Inspections shall be unannounced.

If any inspection discloses that the subject property is being used in violation of any one of the conditions of this grant, the permittee shall be financially responsible and shall reimburse the Department of Regional Planning for all additional enforcement efforts necessary to bring the subject property into compliance. Inspections shall be made to ensure compliance with the conditions of this grant as well as adherence to development in accordance with the approved site plan on file. The amount charged for additional inspections shall be \$150.00 per inspection, or the current recovery cost, whichever is greater.

11. Notice is hereby given that any person violating a provision of this grant is guilty of a misdemeanor. Notice is further given that the Regional Planning Commission or a hearing officer may, after conducting a public hearing, revoke or modify this grant, if the Commission or hearing officer finds that these conditions have been violated or that this grant has been exercised so as to be detrimental to the public's health or safety or so as to be a nuisance.
12. Upon receipt of this letter, the permittee shall contact the Fire Prevention Bureau of the Los Angeles County Fire Department to determine what facilities may be necessary to protect the property from fire hazard. Any necessary facilities shall be provided as may be required by said Department.
13. All requirements of the Zoning Ordinance and of the specific zoning of the subject property must be complied with unless otherwise set forth in these conditions or shown on the approved plans.
14. All structures, walls, and fences open to public view shall remain free of extraneous markings, drawings, or signage. These shall include any of the above that do not directly relate to the facility being operated on the premises or that do not provide pertinent information about said premises.
15. In the event of such extraneous markings occurring, the permittee shall remove or cover said markings, drawings, or signage within 24 hours of such occurrence, weather permitting. Paint utilized in covering such markings shall be of a color that matches, as closely as possible, the color of the adjacent surfaces. The only exceptions shall be seasonal decorations or signage provided under the auspices of a civic or non-profit organization.

MM:DA
5/7/08

Conditional Use Permit Case - Burden of Proof per Section 22.56.040

- A. That the requested use at the location proposed will not: 1) adversely affect the health, peace, comfort or welfare of persons residing or working in the surrounding area, or 2) be materially detrimental to the use, enjoyment or valuation of property of other persons located in the vicinity of the site, or 3) jeopardize, endanger or otherwise constitute a menace to the public health, safety or general welfare.**

The proposed wireless telecommunications facility is unmanned and will be located on an existing lattice tower. The proposed wireless facility will not adversely affect the health, peace, comfort or welfare of persons residing or working in the surrounding area insofar as the proposed use will not add to the ambient noise level, it will not generate any obnoxious odors or solid waste and will not generate a notable level of additional traffic. The proposed use will also not be materially detrimental to the use, enjoyment or valuation of property of other persons located in the vicinity of the site insofar as the proposed use will be unmanned and will require only periodic maintenance visits following construction of the facility. Furthermore, the proposed facility will not jeopardize, endanger or otherwise constitute a menace to the public health, safety or general welfare insofar as the proposed facility is unmanned and is part of a regional network of antennas providing ubiquitous wireless telecommunications service.

The proposed facility is designed to provide T-Mobile customers that reside, work and travel through the immediate area with improved wireless telecommunication services. Currently, T-Mobile coverage in the area is substandard resulting in dropped and/or blocked calls. The proposed facility will provide improved coverage and capacity to T-Mobile's wireless network ensuring fewer blocked and dropped calls as well as providing customers with the latest in wireless services.

It should also be noted that wireless communications technology has proven to be convenient for personal use, necessary for business and essential during emergency situations where traditional telephone service is not available or becomes disrupted or overloaded in the event of a natural disaster. To that end, the proposed wireless telecommunications facility will contribute to the public health, safety and general welfare.

- B. That the proposed site is adequate in size and shape to accommodate the yards, walls, fences, parking and loading facilities, landscaping and other development features prescribed in this Title 22, or as is otherwise required in order to integrate said use with the uses in the surrounding area.**

The proposed wireless telecommunication consists of the placement of antennas on lattice tower legs and the equipment to be placed at the base of the tower. The facility will consist of twelve (12) approximately 8.5"(W) by 51.5"(H) by 7"(D) directional antennas

mounted to the towers legs. The equipment will be placed at the base of the tower. The necessary equipment will consist of four (4) approximately 51.25"(W) by 64.5"(H) by 36"(D) cabinets. The subject site is within an open space area which is of adequate size to accommodate the proposed use while not impacting the current use of the property. The proposed facility will not introduce any new vertical elements into the community as it is utilizing the height of the existing SCE lattice tower. The installation of the proposed facility will not preclude other wireless facilities from being established at this same location.

Section 22.52.1220 of the Los Angeles County Zoning Ordinance requires that one parking space be provided for the monthly maintenance site visits. South Frame Avenue has more than sufficient space to allow for the temporary parking of a maintenance vehicle. ~~There is an access gate that leads to the SCE tower that maintenance personnel would use. Because the gate remains locked, personnel would obtain advance permission before visiting the site.~~

- C. That the proposed site is adequately served: 1) by highways or streets of sufficient width and improved as necessary to carry the kind and quantity of traffic such use would generate, and 2) by other public or private service facilities as are required

The proposed wireless telecommunications facility will be unmanned, will not create an increase in traffic and will not require any public or private services beyond single-phase 110V electrical and telephone service.

LOS ANGELES COUNTY LETTERGRAM

TO	Maria Masis Zoning Permits II	FROM	Diane Aranda Zoning Permits II
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SUBJECT: PROJECT NO. 2007-02104-(4)
CONDITIONAL USE PERMIT 200700149-(4)

DATE: 05/7/2008

The applicant is requesting to authorize CUP-2007-02104-(4) for the construction, operation and maintenance of an unmanned wireless telecommunications facility, consisting of (12) panel antennas mounted on the riser legs of an existing lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District adjacent to heavy agricultural uses.

This request is exempt from the California Environmental Quality Act based on Section 15301 (Chapter 3, Title 14, California Code of Regulations) because the proposed project is for a 300 sq ft wireless facility utilizing an existing structure; and as such, it meets the criteria set forth under Class 3 Categorical Exemption which exempts the installation of small new equipment in small structures from the California Environmental Quality Act.

If you have any questions regarding the above determination or environmental document preparation, please contact Diane Aranda of the Zoning Permits II Section at (213) 974-6435

A NOTICE OF EXEMPTION MAY BE FILED WITH THE COUNTY CLERK UPON APPROVAL OF THIS PROJECT.

Comments:

T-Mobile

2008 McGaw Avenue, Irvine, CA 92614

View from site looking North



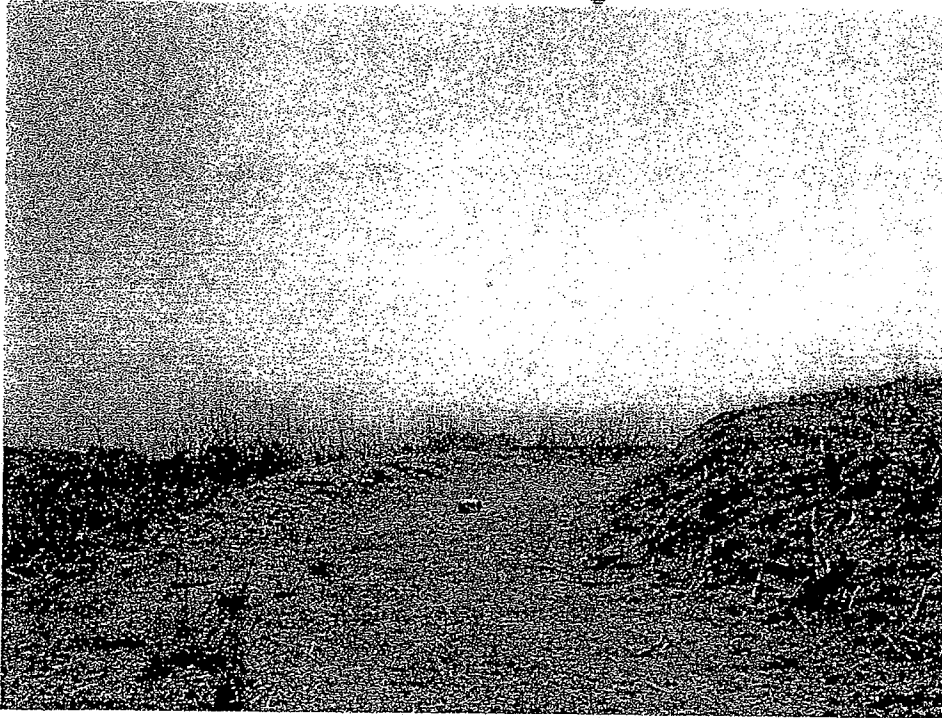
View from site looking East



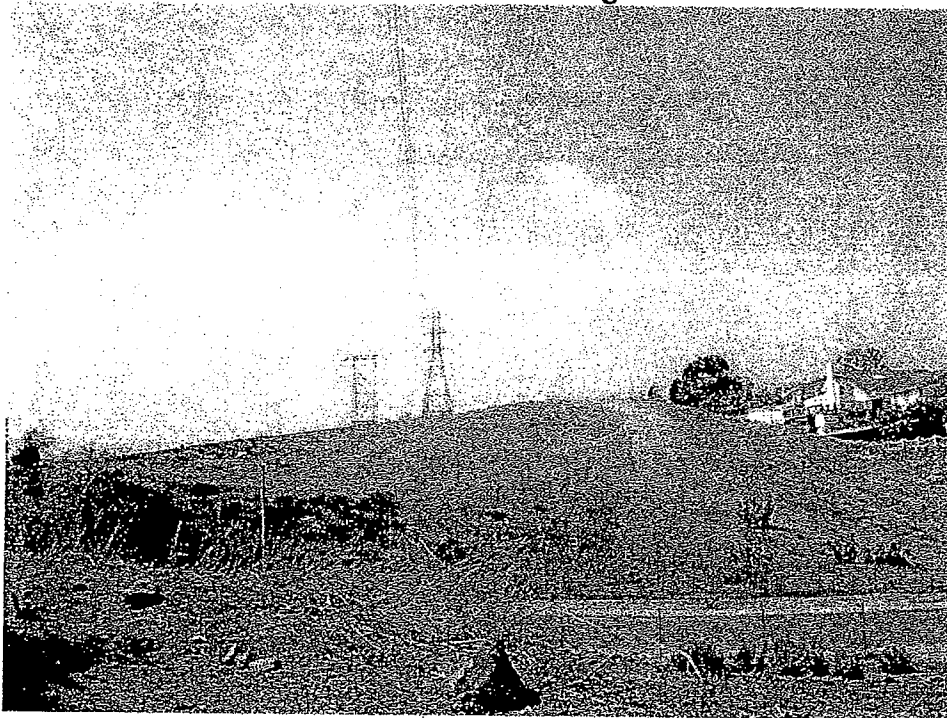
T-Mobile

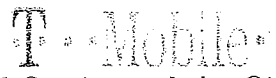
2008 McGaw Avenue, Irvine, CA 92614

View from site looking South



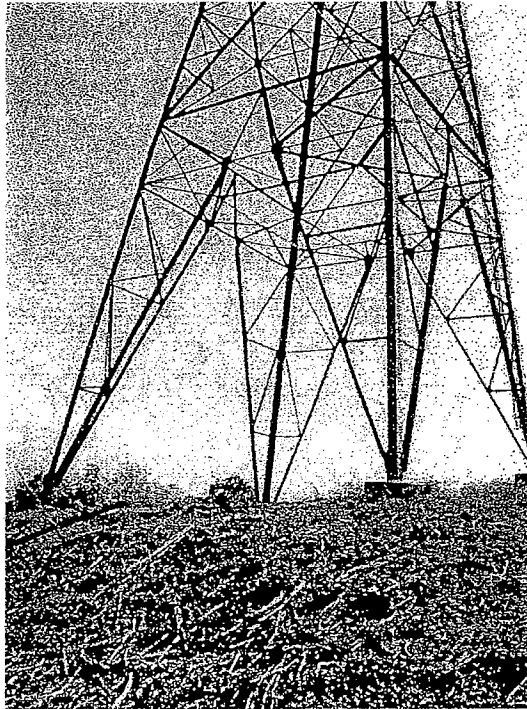
View from site looking West



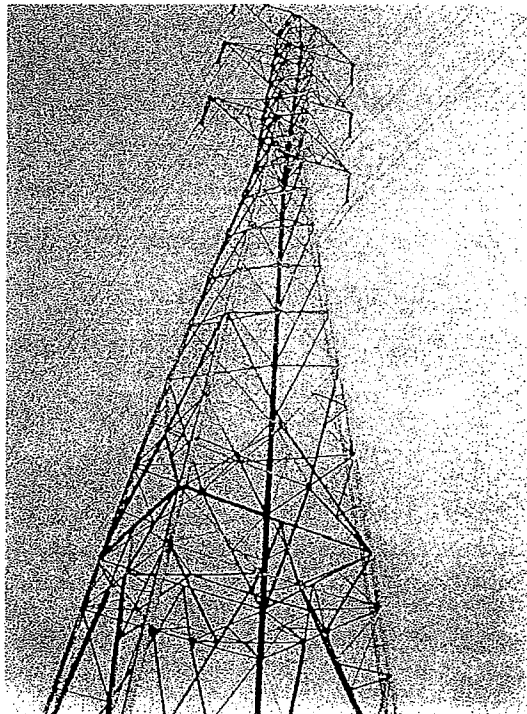


2008 McGaw Avenue, Irvine, CA 92614

View of Site from North



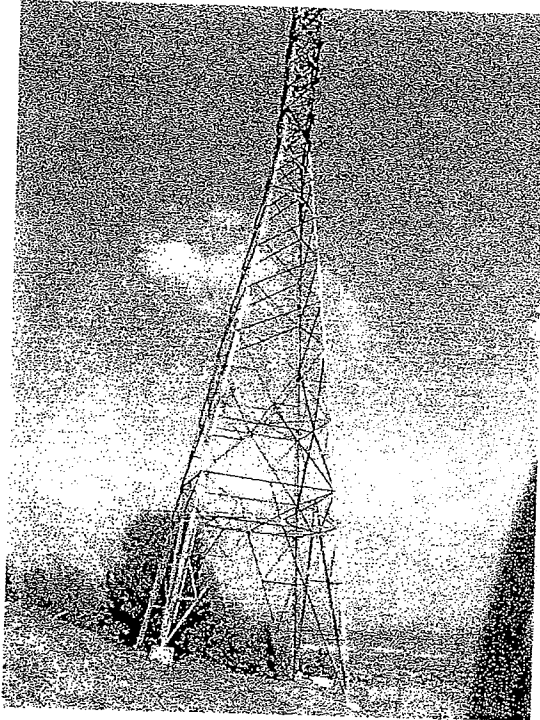
View of Site from East



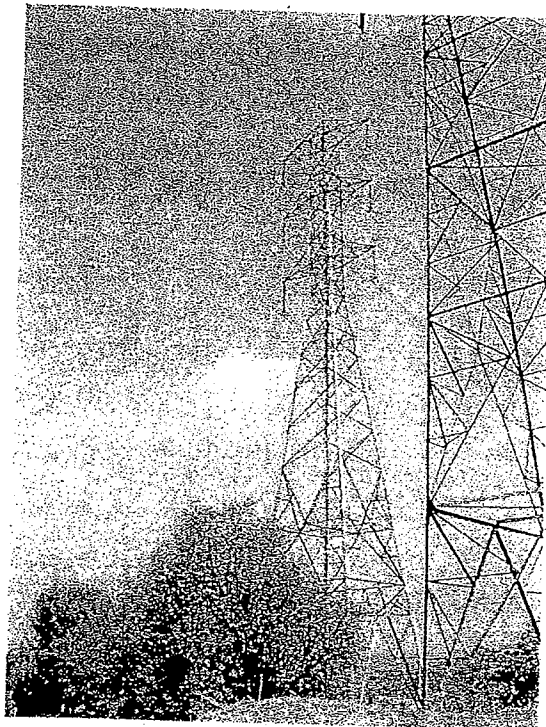
T-Mobile

2008 McGaw Avenue, Irvine, CA 92614

View of Site from South



View of Site from West



OAK TREE STATEMENT

☒ No oak tree protected zone(s) are located on the subject property or access thereto. The protected zone is measured five feet from the outer dripline or 15 feet from the trunk, whichever is greater.

☐ Oak tree protected zone(s), are located on the subject property or access thereto. However, I certify that no activity (grading, paving, construction, landscaping, and/or trimming of tree branches greater than two inches in diameter) will take place within the protected zone of any oak tree. The protected zone is measured five feet from the outer dripline or 15 feet from the trunk, whichever is greater. All oak trees and their driplines and protected zones drawn to scale, are depicted on the site plans. Trunk diameter(s) are also indicated.

☐ Oak tree protected zone(s), or portions thereof, are located on the subject property. I propose activity (grading, paving, construction, landscaping, and/or trimming of tree branches greater than two inches in diameter) within the protected zone(s) of the oak tree(s). I am concurrently applying for an oak tree permit for such activity. All oak trees and their protected zones, drawn to scale, are depicted on the site plans. Trunk diameter(s) are indicated. **I certified that all encroachment and removal of oak tree(s) will take place only on property owned by the applicant or for which the applicant has an easement.**

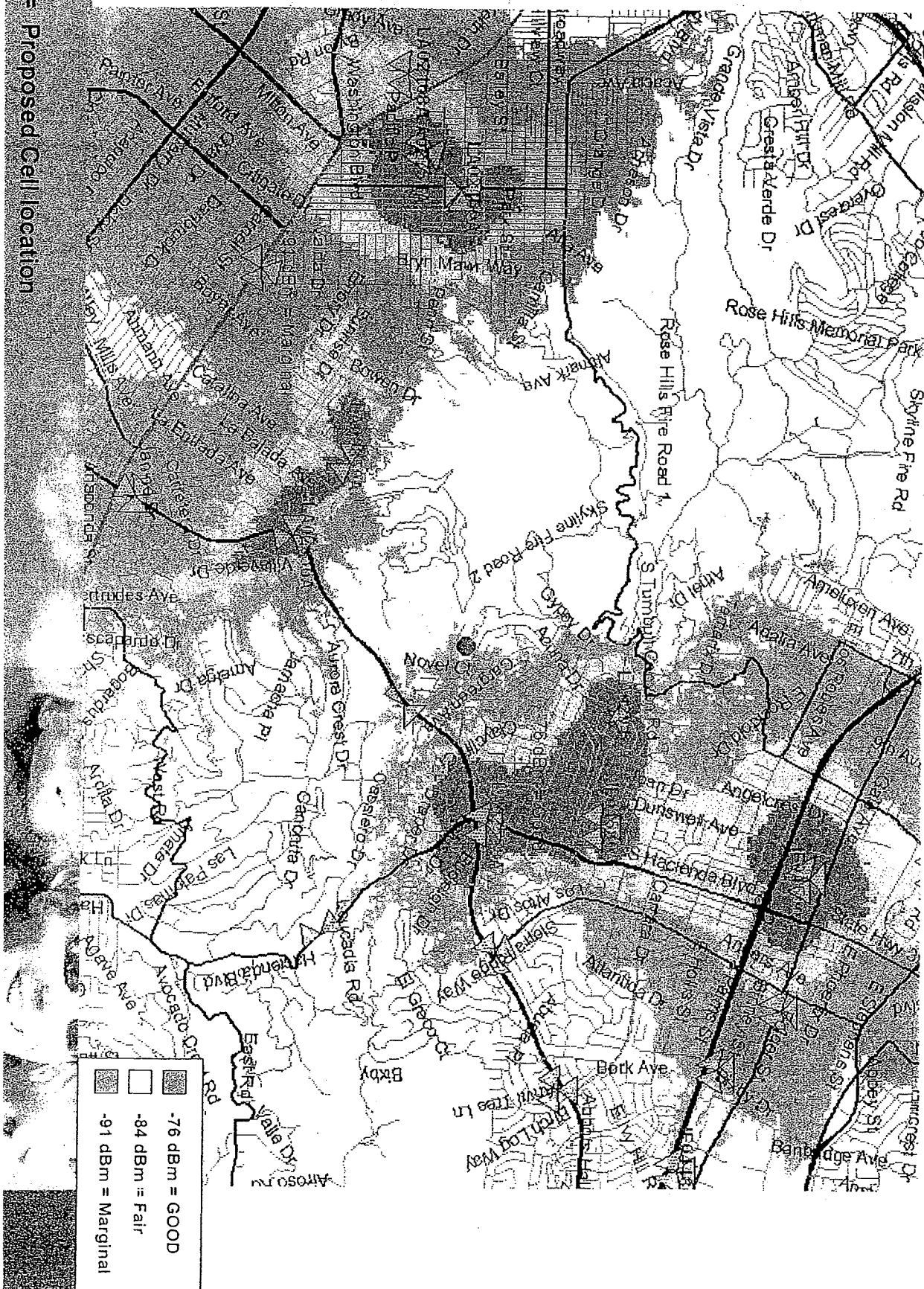
Signature: _____

Date: _____

6/15/07

Coverage of neighboring sites without IE25732A

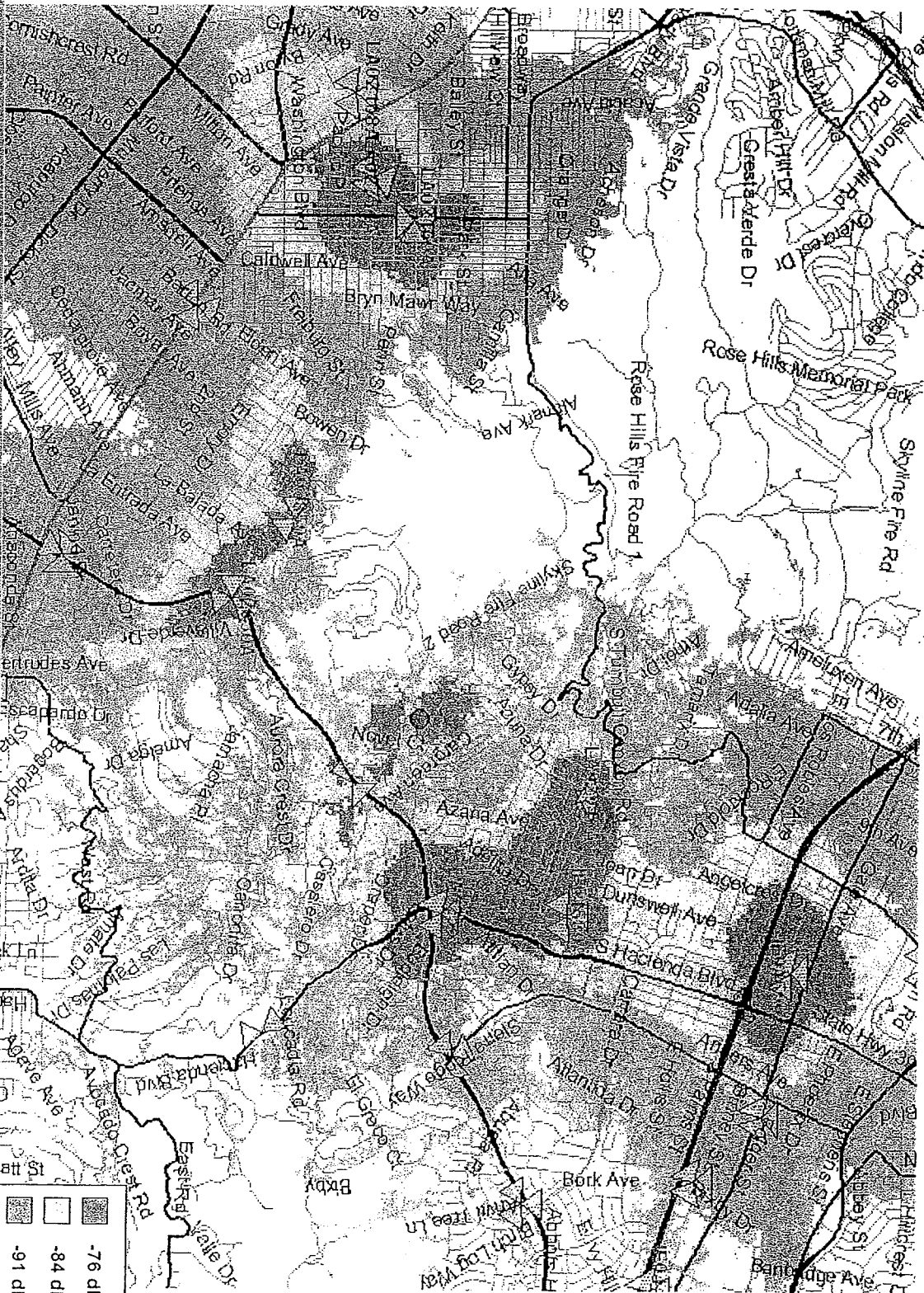
Coverage of neighboring sites without IE25732A



T-Mobile

Coverage of neighboring sites with IE25732A

Proposed Cell location

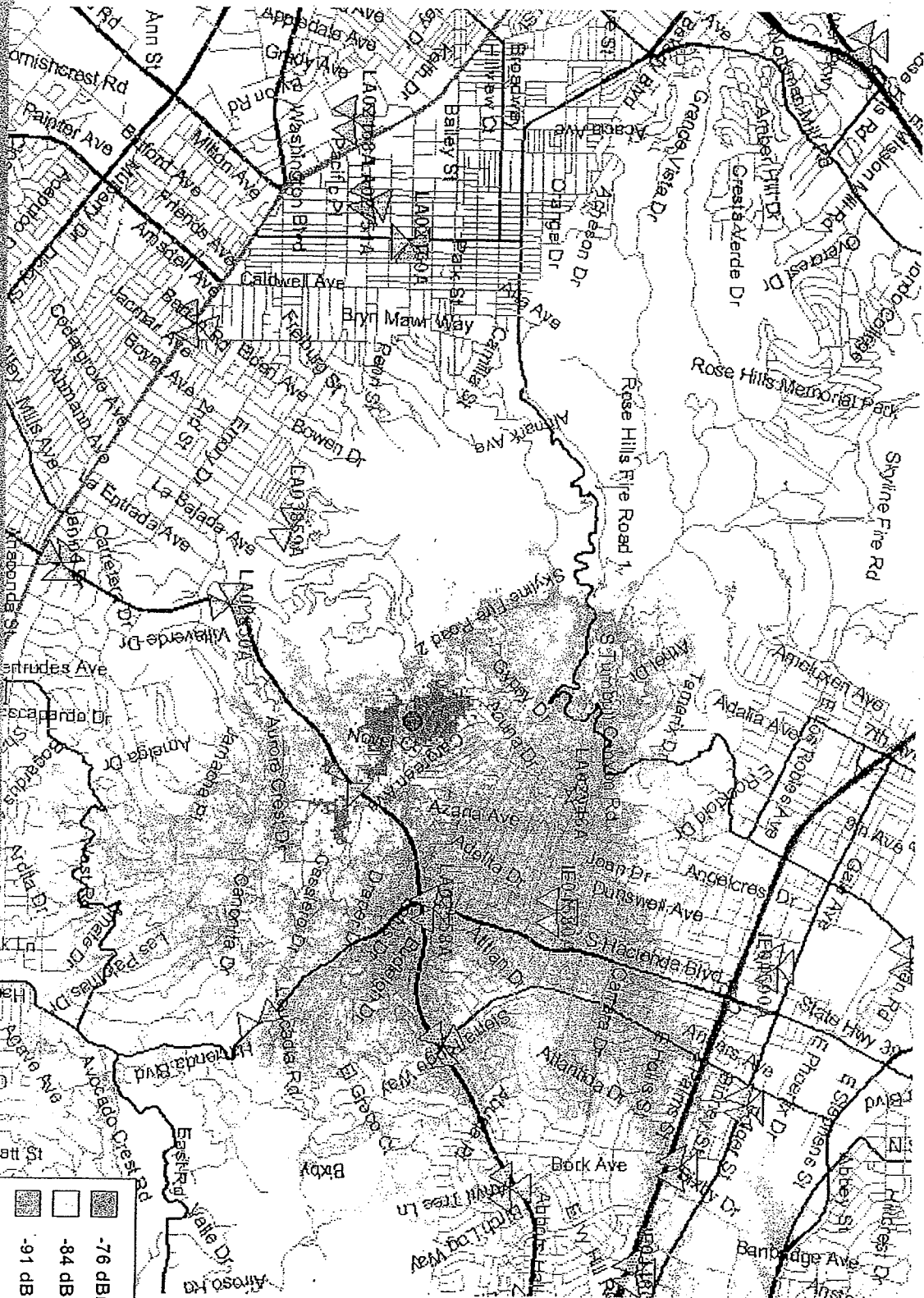


	-76 dBm = GOOD
	-84 dBm = Fair
	-91 dBm = Marginal

T-Mobile

Coverage of IE25732A only

● = Proposed Cell location



- 76 dBm = GOOD
- 84 dBm = Fair
- 91 dBm = Marginal

COUNTY OF LOS ANGELES ♦ BOARD OF SUPERVISORS



DON KNABE
SUPERVISOR, FOURTH DISTRICT

FACSIMILE TRANSMITTAL

DATE: 5/14/08

TO: DIANE ALANDA

AGENCY: DRP

TELEPHONE: 213 974 6435 FACSIMILE: 213 - 626 0434

FROM: DICKIE SIMMONS - 909 584 6561

SUBJECT: CUP 200700149-4
Wireless telecommunications in HH

NOTE: COPIES GIVEN TO JULIE MOORE AS WELL
Due to Petitions - we MAY want to continue
hearing to review and communicate with
constituents.

NUMBER OF PAGES, INCLUDING COVER SHEET: 6

822 HAHN HALL OF ADMINISTRATION ♦ 500 WEST TEMPLE STREET ♦ LOS ANGELES, CALIFORNIA 90012

OFFICE: (213) 974-4444 ♦ FACSIMILE: (213) 626-6941

PETITION

May 12, 2008

Los Angeles County Supervisor - Don Knabe
822 Hall of Administration
500 W. Temple Street
Los Angeles, CA 90012

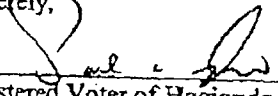
Dear Supervisor Knabe:

Los Angeles County Regional Department is planning to install 12 telecommunication antennas between South Frame Ave. and South Holmes Circle in the city of Hacienda Heights (Case #200700149- (4)). That location is at the center of hundreds of homes of local residents.

Installing 12 antennas of wireless telecommunication in this residential area is hazardous to the health of the local residents. Long hours of exposure to the Electromagnetic Field (EMF) will cause brain tumors, leukemia, birth defects, miscarriages, chronic fatigue, and cancer. A recent study concluded that radio-frequency EMF from cell phones, at intensities similar to those emitted from contemporary cell phone, directly damages DNA. Children and senior citizens will be the victims, since they are the ones who are at home the most.

According to the Environmental Protection Agency, EMF is a real and immediate hazardous threat to our health. Life is invaluable. We hereby request your office take strong action against the proposal to install these 12 telecommunication antennas in this residential area at the public hearing on Tuesday, May 20, 2008, 9:00 A.M. in Room 150, Hall of Record, 320 West Temple Street, Los Angeles, California 90012. Your earliest execution will be greatly appreciated.

Sincerely,

 Paul C. Chow
Registered Voter of Hacienda Heights, California

Address: 3650 Holmes Circle
Hacienda Heights, CA 91745

Cc:

KABC-TV Channel 7 Eyewitness News
KCBS- TV Channel 2
Los Angeles Times
California Public Utilities Commission
Federal Communications Commission (FCC)
California State Assemblyman (Six District) - Pacheco Bob
Congressman Gary Miller
Environment Protection Agency
Hacienda Heights Improvement Association
San Gabriel Valley Tribune News

PETITION

May 6, 2008

Los Angeles County Supervisor - Don Knabe
 822 Hall of Administration
 500 W. Temple Street
 Los Angeles, CA 90012

Dear Supervisor Knabe:

Installing 12 Antennas of wireless telecommunication in the residential area IS MURDER (pictures are attached). Long hours of being exposed under the Electromagnetic Field (EMF) will cause brain tumors, leukemia, birth defects, miscarriages, chronic fatigue, and cancer. A recent study concluded that radio-frequency EMF from cell phones, at intensities similar to those emitted from contemporary cell phone, directly damages the DNA. Children and senior citizens will be the victims, since they are the ones who are at home the most.

By law, it is our privilege to have and view the Environmental Impacts Report. Life is invaluable; Even EPA says the EMF is a real and immediate hazardous threat to our health. We hereby request your office take strong action to stop the proposal of installing telecommunication facility of (12) antennas in the residential area at the public hearing on May 20, 2008, Tuesday, 9:00 a.m. in Room 150, Hall of Record, 320 West Temple Street, Los Angeles, California 90012. Your earliest execution will be greatly appreciated.

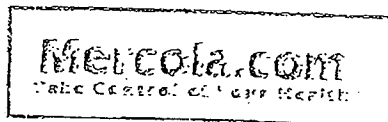
Sincerely,

Board Directors of Broadmoor Monaco Crest Homeowner Association
 Registered Voters of Hacienda Heights, California

Cc:
 KABC-TV Channel 7 Eyewitness News
 KCBS-TV Channel 2
 Los Angeles Times
 California Public Utilities Commission
 Federal Communications Commission (FCC)
 California State Assemblyman (Six District) - Pacheco Bob
 Congressman Gary Miller
 Environment Protection Agency
 Hacienda Heights Improvement Association
 San Gabriel Valley Tribune News

*Boards of Directors
 Broadmoor Monaco Crest
 Homeowner Assoc.
 P.O. Box 5834
 Hacienda Heights
 91745*

FILED
 MAY 12 AM 10:54
 SUPERVISOR
 DISTRICT



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Are EMFs Hazardous to Our Health?

Can electromagnetic fields (EMF) from power lines, home wiring, airport and military radar, substations, transformers, computers and appliances cause brain tumors, leukemia, birth defects, miscarriages, chronic fatigue, headaches, heart problems, stress, nausea, chest pain, forgetfulness, cancer and other health problems?

Numerous studies have produced contradictory results, yet some experts are convinced that the threat is real.

Dr. David Carpenter, Dean at the School of Public Health, State University of New York believes it is likely that up all childhood cancers come from exposure to EMFs. The Environmental Protection Agency (EPA) warns "There is concern" and advises prudent avoidance".

Martin Halper, the EPA's Director of Analysis and Support says "I have never seen a set of epidemiological studies remotely approached the weight of evidence that we're seeing with EMFs. Clearly there is something here."

Concern over EMFs exploded after Paul Brodeur wrote a series of articles in the New Yorker Magazine in June 1989. Because of Paul Brodeur's reputation, his articles had a catalytic effect on scientists, reporters and concerned people throughout the world.

In November 1989, the Department of Energy reported that "It has now become generally accepted that there are biological effects due to field exposure."

The EMF issue gained more publicity in 1990 when alarming reports appeared in Time, the Wall Street Journal, Business Week and popular computer publications. ABC's Ted Koppel and CBS's Dan Rather both aired special segments.

In addition to the long-term health concerns, buying a house with high fields will be an economic disaster. In a few years when power line radiation is as well known as asbestos and radon, a house with high fields will be practically impossible to sell. Already there are hundreds of lawsuits regarding EMFs and property devaluation.

EPA Says the Threat Is Real

By 1990, over one hundred studies had been conducted worldwide. Of these, at least two dozen epidemiological studies on humans indicated a link between EMFs and serious health problems. In response to public pressure, the Environmental Protection Agency (EPA) began reviewing and evaluating the available literature.

In a draft report issued in March 1990, the EPA recommended that EMFs be classified as a Class B carcinogen – "probable human carcinogen and joined the ranks of formaldehyde, DDT, dioxins and PCBs.

After the EPA draft report was released, utility, military and computer lobbyists came down hard on the EPA. The EPA's revision did NOT classify EMFs as a Class B carcinogen. Rather, the following explanation was added:

"At this time such a characterization regarding the link between cancer and exposure to EMFs is not appropriate because the basic nature of the interaction between EMFs and biological processes leading to cancer is not understood."

Curiously, this rather unusual logic appears on the same page as the following: "In conclusion, several studies show leukemia, lymphoma and cancer of the nervous system in children exposed to supported by similar findings in adult occupational studies also involving electrical power frequency exposures, show a consistent pattern of results that suggest a causal link."

When questioned about the contradictory nature of these statements, the EPA responded that it was "not appropriate."

WY-14-2008 16:32

FROM SUPERVISOR DON KNABE

TO 12136260434

P.05/06

South Frame Avenue and South Holmes Circle
Hacienda Heights, CA



THE DEPARTMENT OF REGIONAL PLANNING
COUNTY OF LOS ANGELES

NOTICE OF PUBLIC HEARING

PROJECT NO. R2007-02104-(4)
CONDITIONAL USE PERMIT CASE NO. 200700149-(4)

Notice is hereby given that the Hearing Officer will conduct a public hearing concerning this land use proposal on Tuesday, May 20, 2008 at 9:00 a.m. in Room 150, Hall of Records, 320 West Temple Street, Los Angeles, California 90012. Interested persons will be given an opportunity to testify.

CONDITIONAL USE PERMIT: To authorize the installation, operation and maintenance of a wireless telecommunication facility consisting of (12) antennas mounted on the legs of an existing lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District.

LOCATION OF SUBJECT PROPERTY: The subject property is located between South Frame Avenue and South Holmes Circle, APN-8289-019-803

This case does not affect the zoning of surrounding properties. If you are unable to attend the public hearing but wish to send written comments, please write to the Hearing Officer, 320 West Temple Street, Los Angeles, California 90012. If the final decision on this proposal is challenged in court, testimony may be limited to issues raised at the public hearing or by written correspondence delivered to the Hearing Officer at or prior to the public hearing.

This project has been determined to be categorically exempt from the environmental reporting requirements of the California Environmental Quality Act (CEQA).

Case materials, including the environmental documentation, are available for review between 7:30 a.m. and 5:30 p.m., Monday through Thursday (**closed on Fridays**) in the offices of the Department of Regional Planning, Hall of Records, Room 1348, 320 West Temple Street, Los Angeles, California 90012. Selected materials are also available on the Regional Planning website at <http://planning.lacounty.gov/case.htm> and at the following location:

Hacienda Heights Library, County of Los Angeles
16010 La Monde Street
Hacienda Heights, CA 91745 (626) 968-9356

~~Additional information concerning this case may be obtained by telephoning Diane Aranda at (213) 974-6435 between 7:30 a.m. and 5:30 p.m., Monday through Thursday. Our offices are closed on Fridays. Callers from North County areas may dial (661) 272-0964 (Antelope Valley) or (661) 253-0111 (Santa Clarita) toll free and then request a connection to 974-6435.~~

Este es un aviso de una audiencia pública de acuerdo al Decreto de la Protección del Medio Ambiente de California. El proyecto que se considera por el Condado de Los Angeles es un Permiso de Uso Condicional para autorizar la instalación, operación, y mantenimiento de una facilidad de telecomunicaciones inalámbricas. Una audiencia pública para considerar el proyecto tendrá lugar el 20 de Mayo, 2008. Si necesita más información, o si quiere este aviso español, favor llamar al Departamento de Planificación al (213) 974-6466.

ADA ACCOMMODATIONS: If you require reasonable accommodations or auxiliary aids and services such as material in alternate format or a sign language interpreter, please contact the ADA (Americans with Disabilities Act) Coordinator at (213) 974-6488 (Voice) or (213) 617-2292 (TDD), with at least three business days notice.

PETITION

May 6, 2008

Los Angeles County
The Department of Regional Planning
320 West Temple Street
Los Angeles, CA 90012

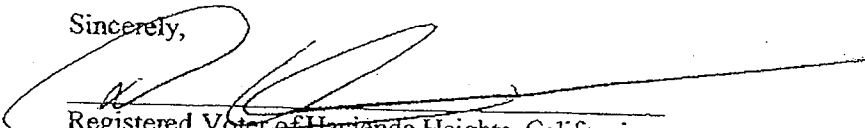
Dear Board of Supervisors :

Los Angeles County Regional Department is planning to install 12 telecommunication antennas between South Frame Ave. and South Holmes Circle in the city of Hacienda Heights (Case #200700149-4)). That location is at the center of hundreds of homes of local residents.

Installing 12 antennas of wireless telecommunication in this residential area is hazardous to the health of the local residents. Long hours of exposure to the Electromagnetic Field (EMF) will cause brain tumors, leukemia, birth defects, miscarriages, chronic fatigue, and cancer. A recent study concluded that radio-frequency EMF from cell phones, at intensities similar to those emitted from contemporary cell phone, directly damages DNA. **Children and senior citizens will be the victims, since they are the ones who are at home the most.**

According to the Environmental Protection Agency, EMF is a real and immediate hazardous threat to our health. **Life is invaluable.** We hereby request your office take strong action against the proposal to install these 12 telecommunication antennas in this residential area **at the public hearing on Tuesday, May 20, 2008, 9:00 A.M. in Room 150, Hall of Record, 320 West Temple Street, Los Angeles, California 90012.** Your earliest execution will be greatly appreciated.

Sincerely,

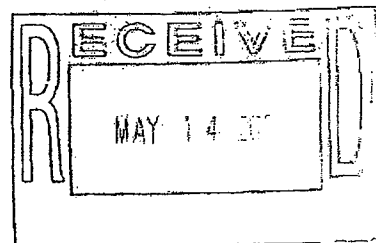

Registered Voter of Hacienda Heights, California

Address:

P.O. Box 583K Hacienda Heights, CA 91745

Cc:

KABC-TV Channel 7 Eyewitness News
KCBS-TV Channel 2
Los Angeles Times
California Public Utilities Commission
Federal Communications Commission (FCC)
California State Assemblyman (Six District) - Pacheco Bob
Congressman Gary Miller
Environment Protection Agency
Hacienda Heights Improvement Association
San Gabriel Valley Tribune News



PETITION

From

Citizens and Registered Voters of Hacienda Heights, California
May 21, 2008

Bruce McClendon
Attn: Diane Aranda
Director of the Dept. of Regional Planning
County of Los Angeles,
Attn: Diane Aranda
Assistant Regional Planner II

Dear Diane Aranda:

The government's duty is serve and protect. President Ronald Reagan said, "If the government could not solve the problem, the government itself is the problem." We are the taxpayers, and we deserve the protection from our government, especially if it concerns our health.

Los Angeles County Department of Regional Planning has tried to give T-Mobile land use permit, Project No. R2007-02104-(4), to install 12 antennas of wireless telecommunication in the center of the residential area without an updated "Environmental Impact Report" that is supposed to be displayed to the homeowners during the public hearing held on Jun 3, 2008.

Dr. David Carpenter, Dean at the School of Public Health, State University of New York believes it is likely that all childhood **CANCER** comes from exposure to EMFs; **The EPA says the this threat is real.** Long hours of being exposed under the Electromagnetic Field (EMF) will cause brain tumors, leukemia, birth defects, miscarriages, chronic fatigue, and cancer. **Children and senior citizens will be the victims, since they are the ones who stay at home the most.**

It is against Federal and State of California law to install antennas of wireless telecommunication without the homeowners viewing the Environmental Impacts Report first; The Los Angeles County Supervisor Don Knabe has asked Bruce McClendon, Director of Regional Planning to postpone the schedule public hearing. Life is precious; We hereby to request your office to take strong action to stop this proposal of installing telecommunication (12) antennas in the residential area and investigate which parties are involved in this project. Your earliest execution will be highly appreciated.

Sincerely,

x

Registered Voter of Hacienda Heights, California
Address

Cc,

United States President - Gorge W. Bush
US Attorney General - Michael B. Mukasey

US EPA

California State Attorney General - Edmund G. Brown Jr.

Senator Barbara Boxer

Senator Dianne Feinstein

US EPA

ABC News - 20/20 Division

CBS News - 60 Minutes Division

CNN News - Tonight On 360

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Are EMFs Hazardous to Our Health?

Can electromagnetic fields (EMF) from power lines, home wiring, airport and military radar, substations, transformers, computers and appliances cause brain tumors, leukemia, birth defects, miscarriages, chronic fatigue, headaches, heart problems, stress, nausea, chest pain, forgetfulness, cancer and other health problems?

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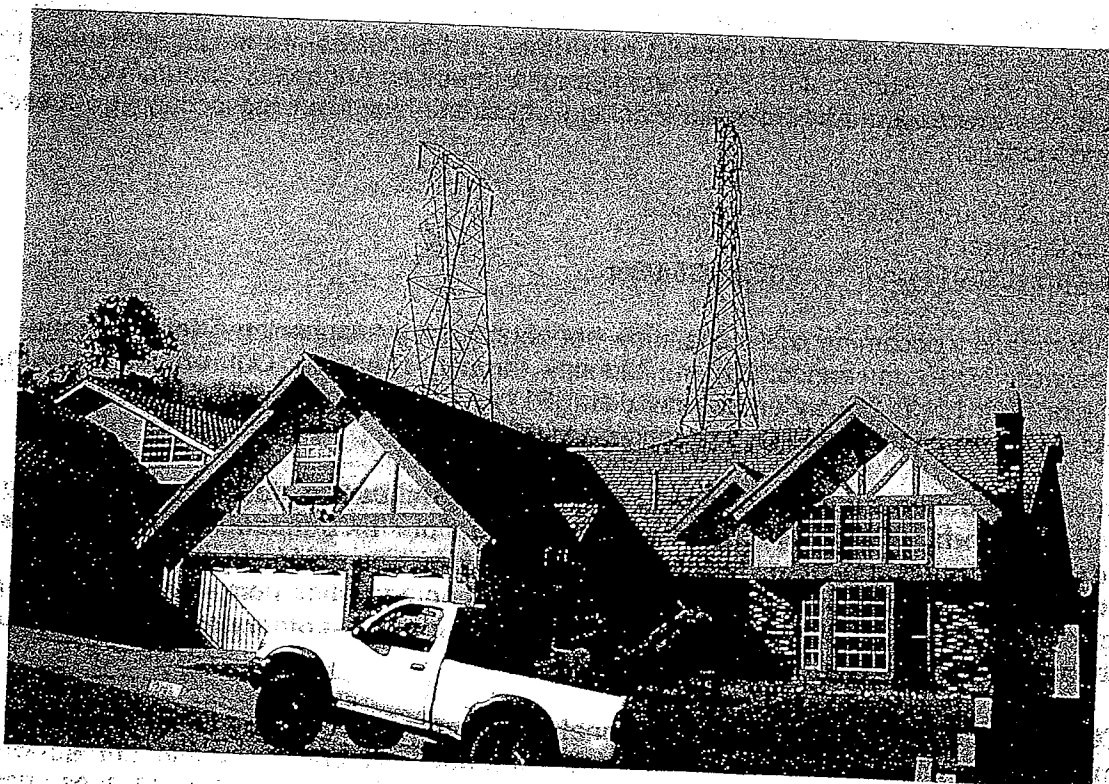
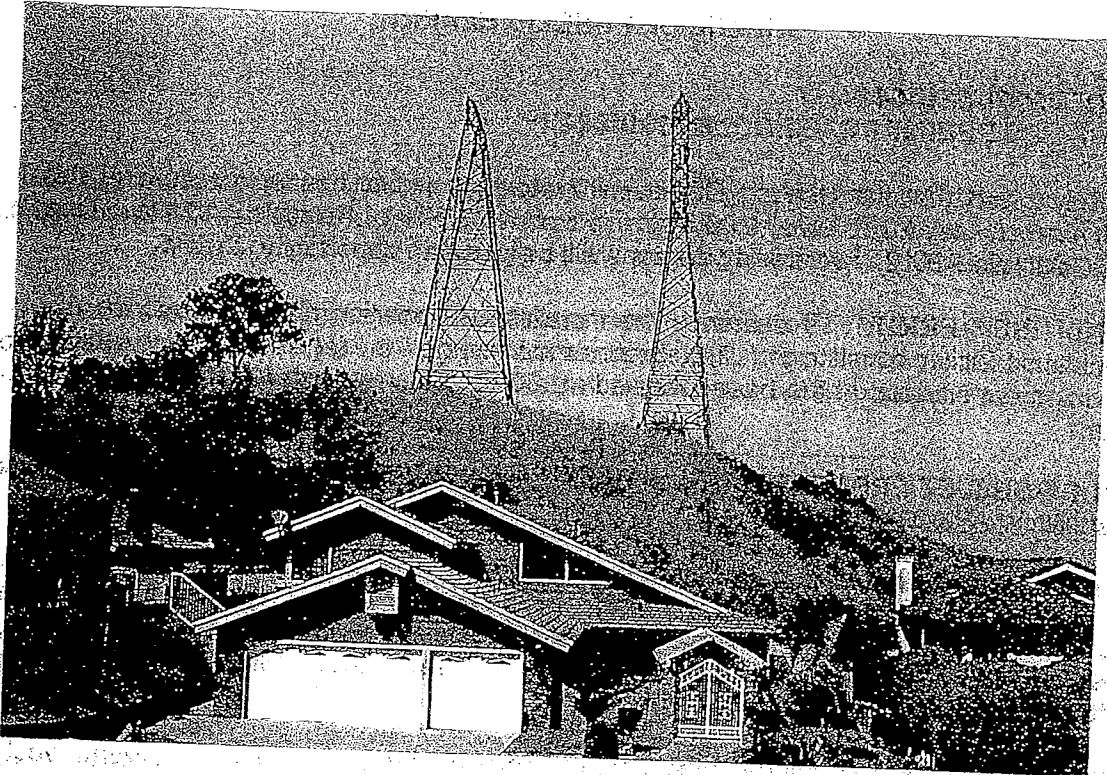
After the EPA draft report was released, utility, military and computer lobbyists came down hard on the EPA. The final revision did NOT classify EMFs as a Class B carcinogen. Rather, the following explanation was added:

"At this time such a characterization regarding the link between cancer and exposure to EMFs is not appropriate because the basic nature of the interaction between EMFs and biological processes leading to cancer is not understood."

Curiously, this rather unusual logic appears on the same page as the following: "In conclusion, several studies show leukemia, lymphoma and cancer of the nervous system in children exposed to EMFs. Similar findings in adult occupational studies also involving electrical power frequency exposures, show a consistent pattern of results that suggest a causal link."

When questioned about the contradictory nature of these statements, the EPA responded that it was "not appropriate

Wireless Telecommunication 12 antennas location:
South Frame Avenue and South Holmes Circle
Hacienda Heights, CA



THE DEPARTMENT OF REGIONAL PLANNING
COUNTY OF LOS ANGELES

NOTICE OF PUBLIC HEARING

PROJECT NO. R2007-02104-(4)
CONDITIONAL USE PERMIT CASE NO. 200700149-(4)

Notice is hereby given that the Hearing Officer will conduct a public hearing concerning this land use proposal on Tuesday, May 20, 2008 at 9:00 a.m. in Room 150, Hall of Records, 320 West Temple Street, Los Angeles, California 90012. Interested persons will be given an opportunity to testify.

CONDITIONAL USE PERMIT: To authorize the installation, operation and maintenance of a wireless telecommunication facility consisting of (12) antennas mounted on the legs of an existing lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District.

LOCATION OF SUBJECT PROPERTY: The subject property is located between South Frame Avenue and South Holmes Circle, APN-8289-019-803

This case does not affect the zoning of surrounding properties. If you are unable to attend the public hearing but wish to send written comments, please write to the Hearing Officer, 320 West Temple Street, Los Angeles, California 90012. If the final decision on this proposal is challenged in court, testimony may be limited to issues raised at the public hearing or by written correspondence delivered to the Hearing Officer at or prior to the public hearing.

This project has been determined to be categorically exempt from the environmental reporting requirements of the California Environmental Quality Act (CEQA).

Case materials, including the environmental documentation, are available for review between 7:30 a.m. and 5:30 p.m., Monday through Thursday (closed on Fridays) in the offices of the Department of Regional Planning, Hall of Records, Room 1348, 320 West Temple Street, Los Angeles, California 90012. Selected materials are also available on the Regional Planning website at <http://planning.lacounty.gov/case.htm> and at the following location:

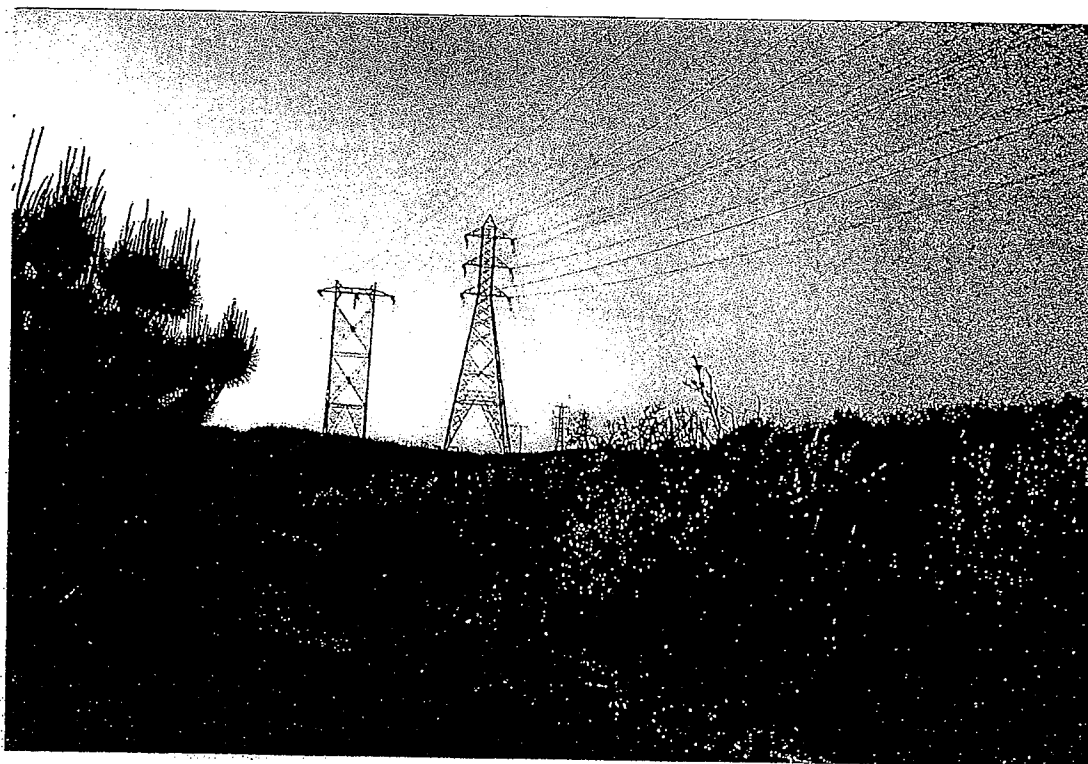
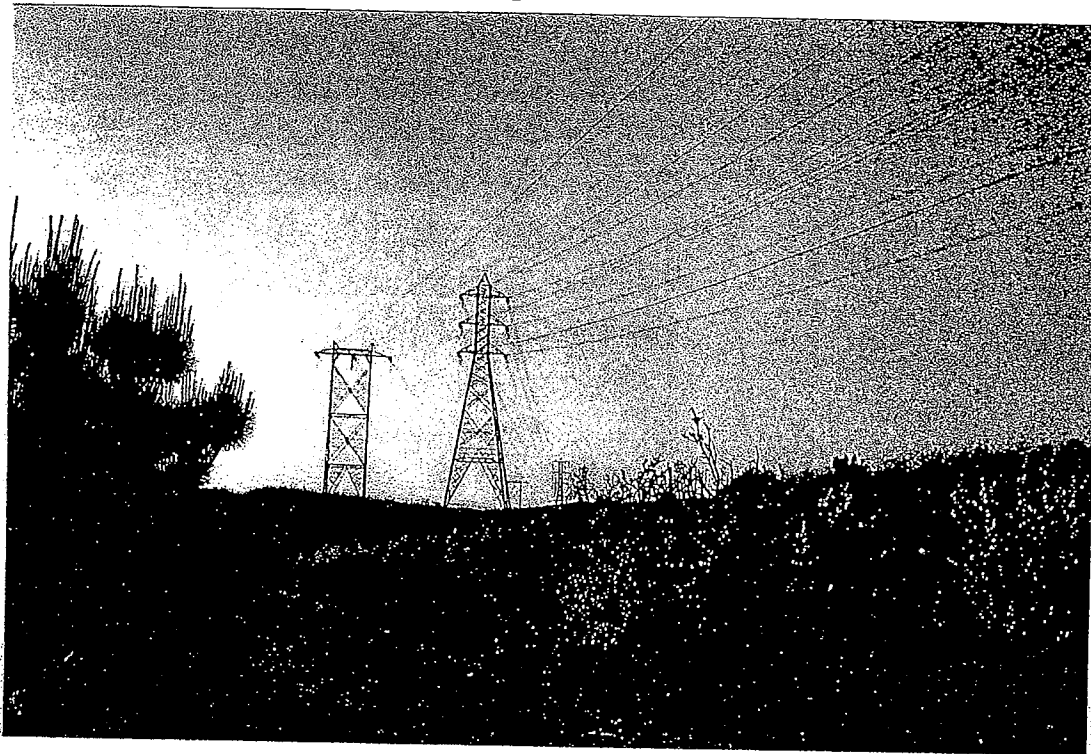
Hacienda Heights Library, County of Los Angeles
16010 La Monde Street
Hacienda Heights, CA 91745 (626) 968-9356

Additional information concerning this case may be obtained by telephoning Diane Aranda at (213) 974-6435 between 7:30 a.m. and 5:30 p.m., Monday through Thursday. Our offices are closed on Fridays. Callers from North County areas may dial (661) 272-0964 (Antelope Valley) or (661) 253-0111 (Santa Clarita) toll free and then request a connection to 974-6435.

Este es un aviso de una audiencia pública de acuerdo al Decreto de la Protección del Medio Ambiente de California. El proyecto que se considera por el Condado de Los Angeles es un Permiso de Uso Condicional para autorizar la instalación, operación, y mantenimiento de una facilidad de telecomunicaciones inalámbricas. Una audiencia pública para considerar el proyecto tendrá lugar el 20 de Mayo, 2008. Si necesita más información, o si quiere este aviso español, favor llamar al Departamento de Planificación al (213) 974-6466.

ADA ACCOMMODATIONS: If you require reasonable accommodations or auxiliary aids and services such as material in alternate format or a sign language interpreter, please contact the ADA (Americans with Disabilities Act) Coordinator at (213) 974-6488 (Voice) or (213) 617-2292 (TDD), with at least three business days notice.

Suggested Proposal Site for 12 Antennas of Wireless
Telecommunication at Remote Area
(West Frame Avenue and North Holmes Circle)
Hacienda Heights, CA 91745



Things To Do

<input type="checkbox"/>	Name	Address	#Telephone
<input checked="" type="checkbox"/>	Concepcion Same	3515 Holmes Circle, Hae. Hts. 91745	562-696-8970
<input checked="" type="checkbox"/>	Richard Teng	3503 Belle River Dr. Hacienda Hts 91745	626-215-8228
<input checked="" type="checkbox"/>	Diane Chen	3570 Holmes Circle, Hacienda Hts CA 91745	626-215-8228
<input checked="" type="checkbox"/>	Joseph Chen	3570 Holmes Circle H.H. CA	91745
<input checked="" type="checkbox"/>	JOHN CHEN	3534 HOLMES CIR H.H. CA	91745
<input checked="" type="checkbox"/>	WON CHOUNG	4125 HERMITAGE DR H.H. CA	91745
<input checked="" type="checkbox"/>	Art Perez	3492 Belle River Dr H.H. CA	91745
<input checked="" type="checkbox"/>	SYLVIA PEREZ	3492 BELLE RIVER DR H.H. CA	91745
<input checked="" type="checkbox"/>	Benedicto Soriano	3477 Belle River Dr. H.H. CA	91745
<input checked="" type="checkbox"/>	Sergio Mejia	3573 Holmes Circle H.H. CA	91745
<input checked="" type="checkbox"/>	Shawn Kaprielian	3551 Holmes circle Hacienda, Hts, CA	91745
<input checked="" type="checkbox"/>	Krikor Arshian	3561 Holmes Circle " " "	91745
<input checked="" type="checkbox"/>	Jack Wang	3665 Holmes circle Hacienda Hts CA	91745
<input type="checkbox"/>	K Tachikawa	3502 BELLE RIVER DR Hacienda Hts CA	91745
<input type="checkbox"/>	SENG OLIVER	3339 OAK HILL DR H.H. Hts CA	91295
<input type="checkbox"/>	DENNIS K. LEE	3665 Holmes Circle H.H. 91745	(626) 782-0578
<input type="checkbox"/>	SAT FAY LEE	15255 METROPOL DRIVE H.H. Hts CA	91745
<input checked="" type="checkbox"/>	WON LIN WU	3626 Holmes Cir. H.H. 91745	(562) 945-3300
<input checked="" type="checkbox"/>	JAMES AREHART	3660 Holmes Cir H.H. 91745	
<input checked="" type="checkbox"/>	DAVID PAVLOFF	3517 Belle River Dr. H.H. 91745	
<input type="checkbox"/>	CLEO O'CAMPO	4220 HERMITAGE DR H.H. 91745	
<input checked="" type="checkbox"/>	MEI LI HWANG	4105 Hermitage Dr H.H. 91745	
<input checked="" type="checkbox"/>	Bao-Sim Sung Lai	15207 Metropal Dr. H.H. 91745	
<input checked="" type="checkbox"/>	Shu Fang Chen	15231 Metropal Dr. H.H. 91745	
<input checked="" type="checkbox"/>	Yueh Ying Chang	4115 Hermitage Dr. H.H. 91745	
<input type="checkbox"/>	Chi Tung Lin	" " "	
<input type="checkbox"/>	ROBIN TSON	3206 Belle River H.H. CA	91745
<input type="checkbox"/>	Willy Yang	3009 Belle River H.H. CA	91745
<input type="checkbox"/>	Michelle Lin	15669 Los Altos Dr., H.H. CA	91745
<input checked="" type="checkbox"/>	GEORGE C BOCEREA	4005 S HERMITAGE DR, H.H. CA	91745

PETITION

From
Citizens and Registered Voters of Hacienda Heights, California

We against installing telecommunication (12) antennas in the residential area &
By law, it is our privilege to have and view the Environmental Impacts Report.

June 2, 2008

1. ✓ x Richard Feng *Richard Feng*
Print & Sign Your Name

Address: 3503 Belle River Dr. Hacienda HTS

2. x Jack Wang *Jack Wang*
Print & Sign Your Name

✓ Address: 3661 Holmes Cir Hacienda HTS.

x _____
Print & Sign Your Name

3. Address: 15255 METROPOL DRIVE HACIENDA HTS CA 91745

x SAI FENG LEE *Sai Feng Lee*
Print & Sign Your Name

4. Address: 4210 S MIDWAY DR HTS CA 91745

x *Wally Paddy*
Print & Sign Your Name

5. Address: 4110 NOVEL CT 91745

x Hugo Rivas *Hugo Rivas*
Print & Sign Your Name

6. ✓ Address: 4105 Hermitage Dr Hacienda HTS CA 91745

x Mei Li *Yi Chiang Tsui*
Print & Sign Your Name

7. ✓ Address: 15207 Metropol Dr. Hacienda HTS CA 91745

x Baozin S. Lai Ching Chang Lai

8 ✓ 15231 Metropol Dr Hacienda Hts CA 91745
shu Fang Chen cl T cl

9 ✓ CHERYL SEWARDS (Cheryl Seward)

3509 Belle River Dr HAC Hts CA 91745

10 ✓ VERNON SEWARDS

3509 Belle River Dr HAC Hts CA 91745

11. CLEO O'CAMPO

4220 Hermitage Dr. HAC Hts 91745

12. ✓ DAVID & TANYA PAVLOFF

3517 Belle River Dr. HAC. Hts

13. ✓ JAMES E. ARCHER

3660 Holmes Cir H.H. 91745

14. ✓ WON LIN WU

3626 Holmes Cir. H.H. 91745

15. ✓ 15755 METROPOL DRIVE HACIENDA HTS CA. 91745 Su Feng

16. ✓ Tsao Ming Wei Ming Wei

3326 Montellano Ave. H.H. 91745

17. ✓ 4210 S. Miramonte Dr H.H. CA 91745

18. ✓ RAJEEV PARIKH

3610 HOLMES CIRCLE H.H.TS CA 91745

19. ✓ BEN CORALES

3615 Holmes Circle 91745

20. ✓ SOPHY TZENG

3503 Belle River Dr CA 91745

21. ✓ Sha-Lan Wei

3326 Montellano Ave. H.H. 91745

22 ✓ LINDA TZENG

3503 BELLE RIVER DR HHT. CA 91745

23 YU-PING WANG

✓ 15301 Metropol Dr Hacienda HT 91745

↓ 24 Pei-Chi Fan

15301 Metropol Drive, Hacienda Hts. CA 91745

25 MYRNA CRAIG

✓ 3885 Holmes Circle

Hacienda Heights, CA 91748

26. KUANGLIANG HAN

✓ 3545 Holmes Circle

Hacienda Heights CA 91745

27 Ron Ben HANG

✓ 15101 E. Claycliffe Ct

Hacienda Heights CA 91745

28. Yueh Ying Chang

✓ 6115 Hermicage Dr.

Hacienda Heights

29 Michelle Lin

✓ 15669 Los Altos Drive

Hacienda Heights, CA 91745

30 Robin Tsou

✓ 3206 Belle River

Hacienda Heights, CA 91745

31 Willy Yang

3009 Belle River

2. Hacienda Hgts, CA 91745

32 ~~George C Bessera~~

✓ 4005 S HERMITAGE DR

~~7~~ Hacienda Heights, CA 91745



Los Angeles County Department of Regional Planning
320 West Temple Street, Los Angeles, California 90012
Telephone (213) 974-6443

Revised

PROJECT NO. R2007-02104-(4)

CONDITIONAL USE PERMIT CASE NO. 200700149

RPC/HO MEETING

DATE

02/04/09

CONTINUE TO

AGENDA ITEM

PUBLIC HEARING DATE

APPLICANT

T-Mobile USA, Inc.

OWNER

Southern California Edison

REPRESENTATIVE

Jason Kozora-Trillium Telecom SVC

REQUEST

The applicant requests authorization for the installation, operation and maintenance of a wireless telecommunication facility consisting of (12) antennas mounted on the legs of an existing lattice tower with associated equipment situated at the base located in a 300 sq ft lease area within the Hacienda Heights Zoned District.

LOCATION/ADDRESS

South Frame Avenue & South Holmes Circle, APN-8289-019-803

ZONED DISTRICT

Hacienda Heights

COMMUNITY

Hacienda Heights

EXISTING ZONING

A-2-1 (Heavy Agricultural Zone-One Acre Required Area)

ACCESS

South Holmes Circle and South Frame Avenue

SIZE

15 acres

EXISTING LAND USE

SCE Transmission Lattice Tower

SHAPE

Regular

TOPOGRAPHY

Slight Slope

SURROUNDING LAND USES & ZONING

North: Single-Family Residence— R-A-12,000 (Residential Agriculture-12,000 sq. ft. lot).

East: Single-Family Residence— R-A-12,000 (Residential Agriculture-12,000 sq. ft. lot), RPD (Residential Planned Development)-15,000-3.2U.

South: Single-Family Residence —R-1-15,000 (Single-family residence-15,000 sq. ft. lot).

West: Single-Family Residence— R-A-12,000 (Residential Agriculture-12,000 sq. ft. lot).

GENERAL PLAN	DESIGNATION	MAXIMUM DENSITY	CONSISTENCY
Countywide	O-S (Open Space)	N/A	See Staff Analysis
Hacienda Heights Community Plan Area	O (Open Space)	N/A	See Staff Analysis

ENVIRONMENTAL STATUS

Class 3 Categorical Exemption – New Construction or Conversion of Small Structure.

DESCRIPTION OF SITE PLAN

The site plan depicts a 151-ft existing lattice tower on a 15 acre lot. The proposed project is composed of (12) panel antennas (4 per sector, 3 sectors total) to be mounted on the riser legs of an existing lattice tower. Two sectors of the panel antennas are at 42-ft. and the third sector is at 50-ft. The plans illustrate (4) new BTS cabinets with a new GPS antenna located at the northern portion adjacent to the existing lattice tower surrounded by a new 6-ft high chain link fence with 5-ft wide access gates at the northwestern portion of a concrete slab within the leasehold area. The proposed project site dimension is approximately 300 sq. ft.

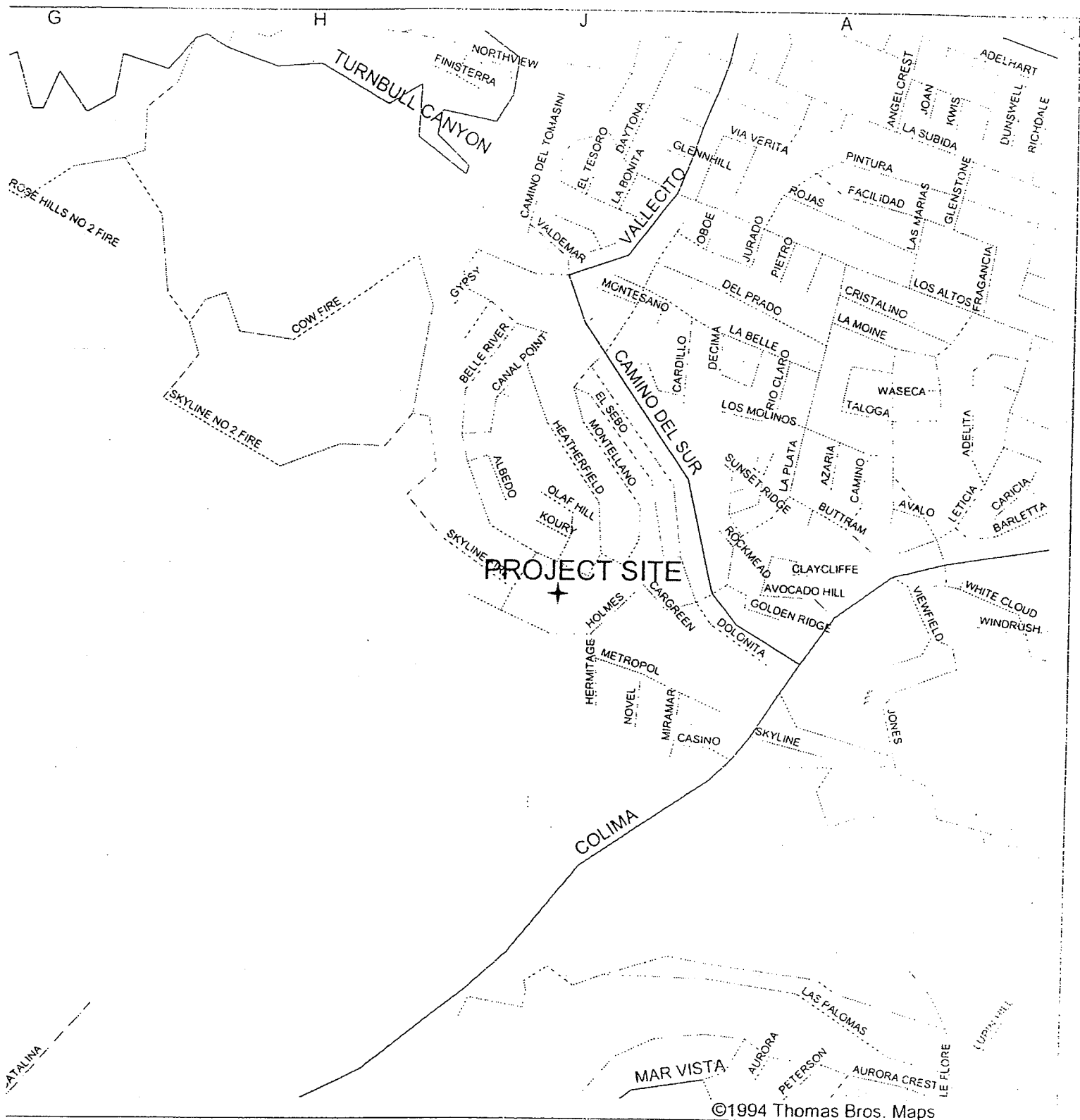
KEY ISSUES

- Satisfaction of Section 22.56.040 of Title 22 of the Los Angeles County Code Conditional Use Permit Burden of Proof requirements.

TO BE COMPLETED ONLY ON CASES TO BE HEARD BY THE BOARD OF SUPERVISORS

STAFF CONTACT PERSON Diane Aranda- Zoning Permit Section II		
RPC HEARING DATE(S) February 4, 2009	RPC ACTION DATE February 4, 2009	RPC RECOMMENDATION To uphold the Hearing Officer's approval with changes to findings and conditions
MEMBERS VOTING AYE Valdez, Bellamy, Helsley and Modugno	MEMBERS VOTING NO None	MEMBERS ABSTAINING None
STAFF RECOMMENDATION (PRIOR TO HEARING) Uphold the Hearing Officer's decision to approve Project R2007-02104-(4) with attached findings and conditions.		
SPEAKERS* (O) 5 (F) 2	PETITIONS (O) 32 signatures (F) 0	LETTERS (O) 36 (F) 0

*(O) = Opponents (F) = In Favor



VICINITY MAP

SITE : FRAME AVENUE - IE25732B

EXHIBIT C

[illegible]

SCALE:	2
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[illegible]

11. ALL FORMS SHALL REST ON FIRM SURFACE OR APPROVED COMPACTED FILL.
12. ACCORDING FOR CONCRETE, SHALL CONFORM TO ASTM C-31 STANDARDS.
13. FLOOR SLABS SHALL CONFORM TO ASTM C-93 STANDARDS AND SHALL BE AT LEAST 4" THICK. ALL FLOOR SLABS SHALL BE REINFORCED WITH #4 BARS. ALL FLOOR SLABS SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. THE FINISH SHALL BE TO THE SMOOTH, UNLESS OTHERWISE SPECIFIED.
14. ALL FLOOR SLABS SHALL BE FINISHED WITHIN 10 DAYS OF POURING. TOLERANCE: 1/8" MAXIMUM IN 10 FEET.
15. ALL FLOOR SLABS HAVE BEEN DESIGNED BASED ON AN ASSUMED SOIL BEARING CAPACITY OF 2,000 PSF. THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE SURE THAT THE SOIL BEARING CAPACITY IS AT LEAST 2,000 PSF.
16. PROVIDE LOG BRACKETS FRAMING ON ALL EXPOSED CONCRETE UNLESS NOTED OTHERWISE.
17. PRIOR TO DEMOLITION ANY FOUNDATION WORK, COORDINATE WORK WITH ALL UTILITIES TO BE REMOVED. PROVIDE PROTECTIVE BRACKETS TO HOLD UTILITIES.
18. EXPOSED SURFACES OF PERMANENTLY EXPOSED CONCRETE SURFACES SHALL BE CHISELED 3/4" UNLESS NOTED OTHERWISE.
19. FINISHES SHALL BE AS FOLLOWS: A. PLACE FLOOR SLABS AND GROUNDWORK AT LEAST 12" ABOVE FINISH GRADE. B. FINISHES SHALL BE TO THE SMOOTH UNLESS OTHERWISE SPECIFIED.
20. PROVIDE CONCRETE SLABS OVER 6" IN POLYESTER FIBER BARRER AND 4" OF FIBERGLASS FIBER UNLESS NOTED OTHERWISE. 5. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 7. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 8. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 9. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 10. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 11. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 12. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 13. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 14. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 15. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 16. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 17. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 18. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 19. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH. 20. MAX. DRY DENSITY SHALL BE 145 PCF. ALL CONCRETE SHALL BE FINISHED WITH A POLISHED BURNISHED POLISH.

1. PERFORMING TEST SHALL BE SPACES AS SHOWN OR NOTED BELOW. SPACES ARE TO BE IDENTIFIED BY THE CONTRACTOR BY THE FOLLOWING: (A) VERICAL WALL IDENTIFICATION SHALL BE CONTINUOUS. MULTIPLE SPACES SHALL BE IDENTIFIED BY THE FOLLOWING: (1) (A) AND (B) (2) (C) AND (D) (3) (E) AND (F) (4) (G) AND (H) (5) (I) AND (J) (6) (K) AND (L) (7) (M) AND (N) (8) (O) AND (P) (9) (Q) AND (R) (10) (S) AND (T) (11) (U) AND (V) (12) (W) AND (X) (13) (Y) AND (Z) (14) (AA) AND (AB) (15) (AC) AND (AD) (16) (AE) AND (AF) (17) (AG) AND (AH) (18) (AI) AND (AJ) (19) (AK) AND (AL) (20) (AM) AND (AN) (21) (AO) AND (AP) (22) (AQ) AND (AR) (23) (AS) AND (AT) (24) (AU) AND (AV) (25) (AW) AND (AX) (26) (AY) AND (AZ) (27) (BA) AND (BB) (28) (BC) AND (BD) (29) (BE) AND (BF) (30) (BG) AND (BH) (31) (BI) AND (BJ) (32) (BK) AND (BL) (33) (BM) AND (BN) (34) (BO) AND (BP) (35) (BQ) AND (BR) (36) (BS) AND (BT) (37) (BU) AND (BV) (38) (BW) AND (BX) (39) (BY) AND (BZ) (40) (CA) AND (CB) (41) (CC) AND (CD) (42) (CE) AND (CF) (43) (CG) AND (CH) (44) (CI) AND (CJ) (45) (CK) AND (CL) (46) (CM) AND (CN) (47) (CO) AND (CP) (48) (CQ) AND (CR) (49) (CS) AND (CT) (50) (CU) AND (CV) (51) (CW) AND (CX) (52) (CY) 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(KV) (155) (KW) AND (KX) (156) (KY) AND (KZ) (157) (LA) AND (LB) (158) (LC) AND (LD) (159) (LE) AND (LF) (160) (LG) AND (LH) (161) (LI) AND (LJ) (162) (LK) AND (LL) (163) (LM) AND (LN) (164) (LO) AND (LP) (165) (LQ) AND (LR) (166) (LS) AND (LT) (167) (LU) AND (LV) (168) (LW) AND (LX) (169) (LY) AND (LZ) (170) (MA) AND (MB) (171) (MC) AND (MD) (172) (ME) AND (MF) (173) (MG) AND (MH) (174) (MI) AND (MJ) (175) (MK) AND (ML) (176) (MO) AND (MP) (177) (MQ) AND (MR) (178) (MS) AND (MT) (179) (MU) AND (MV) (180) (MW) AND (MX) (181) (MY) AND (MZ) (182) (NA) AND (NB) (183) (NC) AND (ND) (184) (NE) AND (NF) (185) (NG) AND (NH) (186) (NI) AND (NJ) (187) (NK) AND (NL) (188) (NM) AND (NN) (189) (NO) AND (NP) (190) (NQ) AND (NR) (191) (NS) AND (NT) (192) (NU) AND (NV) (193) (NW) AND (NX) (194) (NY) AND (NZ) (195) (OA) AND (OB) (196) (OC) AND (OD) (197) (OE) AND (OF) (198) (OG) AND (OH) (199) (OI) AND (OJ) (200) (OK) AND (OL) (201) (OM) AND (ON) (202) (OO) AND (OP) (203) (OQ) AND (OR) (204) (OS) AND (OT) (205) (OU) AND (OV) (206) (OW) AND (OX) (207) (OY) AND (OZ) (208) (PA) AND (PB) (209) (PC) AND (PD) (210) (PE) AND (PF) (211) (PG) AND (PH) (212) (PI) AND (PJ) (213) (PK) AND (PL) (214) (PM) AND (PN) (215) (PO) AND (PP) (216) (PQ) AND (PR) (217) (PS) AND (PT) (218) (PU) AND (PV) (219) (PW) AND (PX) (220) (PY) AND (PZ) (221) (QA) AND (QB) (222) (QC) AND (QD) (223) (QE) AND (QF) (224) (QG) AND (QH) (225) (QI) AND (QJ) (226) (QK) AND (QL) (227) (QM) AND (QN) (228) (QO) AND (QP) (229) (QQ) AND (QR) (230) (QS) AND (QT) (231) (QU) AND (QV) (232) (QW) AND (QX) (233) (QY) AND (QZ) (234) (RA) AND (RB) (235) (RC) AND (RD) (236) (RE) AND (RF) (237) (RG) AND (RH) (238) (RI) AND (RJ) (239) (RK) AND (RL) (240) (RM) AND (RN) (241) (RO) AND (RP) (242) (RQ) AND (RR) (243) (RS) AND (RT) (244) (RU) AND (RV) (245) (RW) AND (RX) (246) (RY) AND (RZ) (247) (SA) AND (SB) (248) (SC) AND (SD) (249) (SE) AND (SF) (250) (SG) AND (SH) (251) (SI) AND (SJ) (252) (SK) AND (SL) (253) (SM) AND (SN) (254) (SO) AND (SP) (255) (SQ) AND (SR) (256) (SS) AND (ST) (257) (SU) AND (SV) (258) (SW) AND (SX) (259) (SY) AND (SZ) (260) (TA) AND (TB) (261) (TC) AND (TD) (262) (TE) AND (TF) (263) (TG) AND (TH) (264) (TI) AND (TJ) (265) (TK) AND (TL) (266) (TM) AND (TN) (267) (TO) AND (TP) (268) (TQ) AND (TR) (269) (TS) AND (TT) (270) (TU) AND (TV) (271) (TW) AND (TX) (272) (TY) AND (TZ) (273) (UA) AND (UB) (274) (UC) AND (UD) (275) (UE) AND (UF) (276) (UG) AND (UH) (277) (UI) AND (UJ) (278) (UK) AND (UL) (279) (UM) AND (UN) (280) (UO) AND (UP) (281) (UQ) AND (UR) (282) (US) AND (UT) (283) (UU) AND (UV) (284) (UW) AND (UX) (285) (UY) AND (UZ) (286) (VA) AND (VB) (287) (VC) AND (VD) (288) (VE) AND (VF) (289) (VG) AND (VH) (290) (VI) AND (VJ) (291) (VK) AND (VL) (292) (VM) AND (VN) (293) (VO) AND (VP) (294) (VQ) AND (VR) (295) (VS) AND (VT) (296) (VU) AND (VV) (297) (VW) AND (VX) (298) (VY) AND (VZ) (299) (WA) AND (WB) (300) (WC) AND (WD) (301) (WE) AND (WF) (302) (WG) AND (WH) (303) (WI) AND (WJ) (304) (WK) AND (WL) (305) (WM) AND (WN) (306) (WO) AND (WP) (307) (WQ) AND (WR) (308) (WS) AND (WT) (309) (WU) AND (WV) (310) (WW) AND (WX) (311) (WY) AND (WZ) (312) (XA) AND (XB) (313) (XC) AND (XD) (314) (XE) AND (XF) (315) (XG) AND (XH) (316) (XI) AND (XJ) (317) (XK) AND (XL) (318) (XM) AND (XN) (319) (XO) AND (XP) (320) (XQ) AND (XR) (321) (XS) AND (XT) (322) (XU) AND (XV) (323) (XW) AND (XZ) (324) (YA) AND (YB) (325) (YC) AND (YD) (326) (YE) AND (YF) (327) (YG) AND (YH) (328) (YI) AND (YJ) (329) (YK) AND (YL) (330) (YM) AND (YN) (331) (YO) AND (YP) (332) (YQ) AND (YR) (333) (YS) AND (YT) (334) (YU) AND (YV) (335) (YW) AND (YZ) (336) (ZA) AND (ZB

NOTICE: ALL CONSTRUCTION IS SUBJECT TO INSPECTION BY THE BUILDING DEPARTMENT IN ACCORDANCE WITH 2007 CODE SECT. 17-02, 17-03. CONTRACTOR SHALL COORDINATE ALL REQUIRED INSPECTIONS WITH THE BUILDING OFFICIAL.

ASSISTANT BUILDING EXAMINER: SIGNATURE OF ALL INSPECTION REPORTS TO THE ARCHITECT/ENGINEER FOR REVIEW.

STRUCTURAL OBSERVATION: STRUCTURAL OBSERVATION SHALL BE PROVIDED WHEN REQUIRED IN ACCORDANCE WITH 2007 CODE SEC. 17-03 AS SET FORTH BY THE BUILDING OFFICIAL. THE OWNER SHALL DISPLAY THE ENGINEER RESPONSIBILITY FOR THE DESIGN OF THE STRUCTURE. THE CONTRACTOR SHALL COORDINATE WITH THE ARCHITECT/ENGINEER TO SCHEDULE FOR STRUCTURAL OBSERVATION.

2. ALL TESTS AND INSPECTIONS SHALL BE PERFORMED BY AN INDEPENDENT TESTING AND INSPECTION AGENCY EMPLOYED BY THE OWNER OR ARCHITECT AND NOT THE CONTRACTOR PER CIRC SECTION 1704.1.

2. ADEQUATE INSPECTION IS REQUIRED FOR ALL STRUCTURAL CONCRETE (DO NOT
FOUNDATION CONCRETE WITH 2500 PSI OR LESS)

3. PRIOR TO REQUESTING A FOUNDATION INSPECTION, THE SOILS ENGINEER SHALL
ADVISE THE DESIGNER OF THE RESULTS OF THE BUILDING PAIS AND
REPAIRS IN ACCORDANCE WITH THE SOILS REPORT. 2) THE SOILS TECHNICIAN
SHALL BE PROPERLY EDUCATED AND CERTIFIED 3) THE FOUNDATION
CONSTRUCTION SHALL BE THE RESULT OF THE SOILS REPORT

REINFORCING STEEL

1. ALL REINFORCING STEEL SHALL BE LOCATED BY POSITION AND INSPECTED BY
THE BUILDING OFFICIAL PRIOR TO PLACING CONCRETE

WELDING

1. ALL FIELD WELDING PER 1007 DBC SECTION 1704.3.1

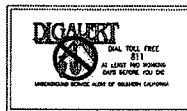
REPAIRS

1. ALL REPAIRS SHALL BE IN ACCORDANCE WITH SECTION 1704.3.1

2. HIGH-STRENGTH BOLTING - THE INSPECTION OF HIGH STRENGTH BOLTS & NUTS
SHALL BE IN ACCORDANCE WITH THE REPAIRS AND REINFORCEMENT RECOMMENDED
STANDARD AND THE RECOMMENDATIONS OF SECTION 1701.8

REVISIONS

1. ALL REVISIONS REQUESTS PERMITS SHALL BE PERMITTED PER 1007 DBC TABLE
1704.3.1

[illegible]

SCALE:	

3957 E. GUMSTI RD., SUITE 200
ONTARIO, CA 91761

CONNELL DESIGN GROUP, LLC
 1465 ALACANTRA COURT, SUITE 400, WEST GOSHEN, CT 06896
 (203) 734-8877 OFFICE • (203) 734-8822 FAX
CDG#: 10-9011

CONSULTING GROUP: -

NO.	DATE	DESCRIPTION	BY
1	10/20/10	90% CDS	JPS

--	--	--	--

--	--	--	--

SITE INFORMATION:	
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SCE MESA WALNUT
CENTER OLINDA M4-T2

1962
IE25722A

IE25732A
S. FRAME AVE. & S. HOLMES CIR.
MILWAUKEE HEIGHTS, IL 60641

HACIENDA HEIGHTS, CA 91745
COUNTY OF LOS ANGELES

SEAL: _____

SHEET TITLE: _____

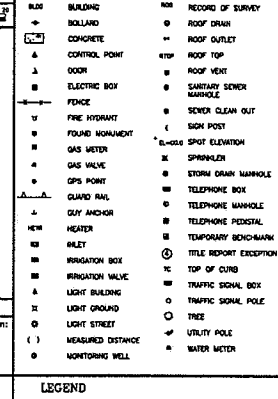
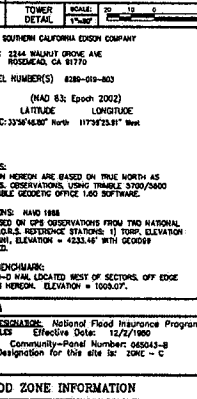
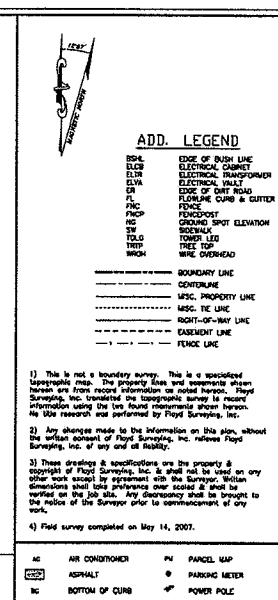
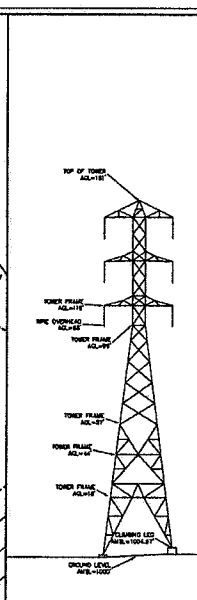
GENERAL NOTES &





SPECIFICATIONS

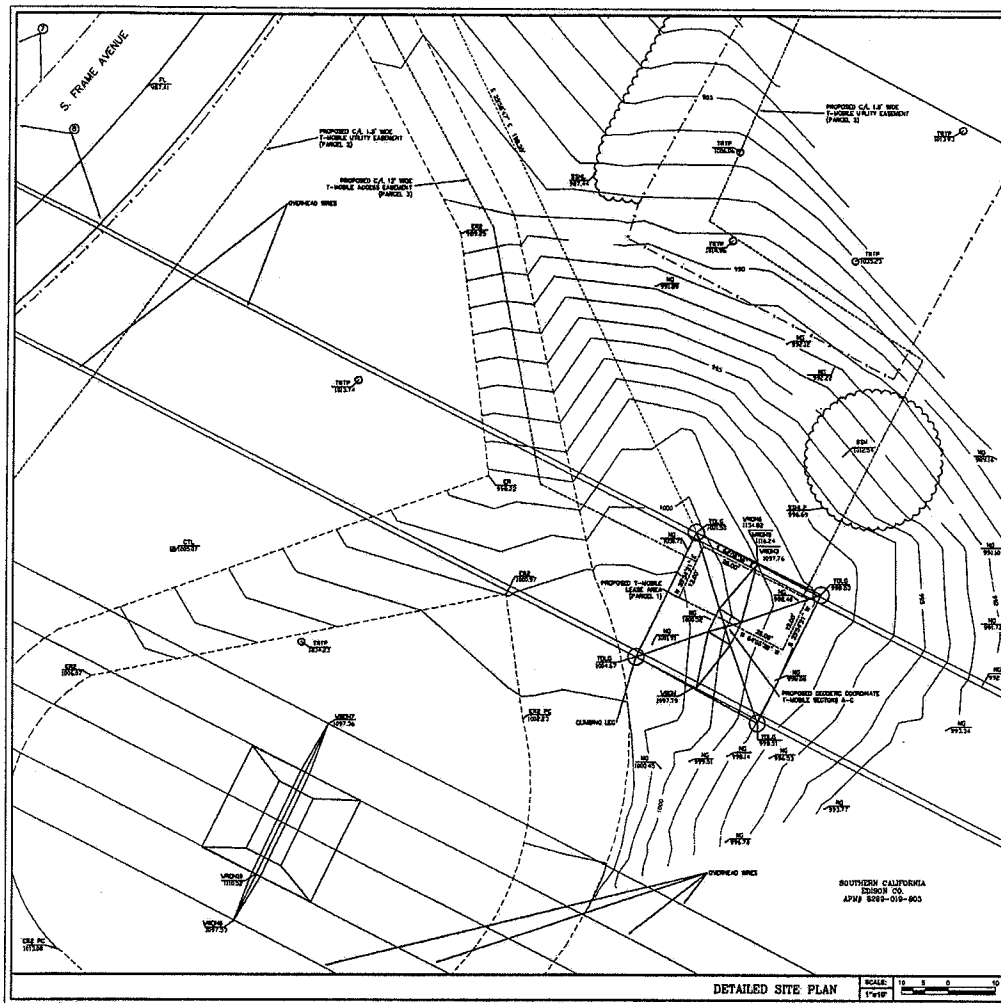
SHEET NUMBER: _____


TO

1-3



		
3257 E. OLIVAS RD. SUITE 200 ONTARIO, CA 91761		
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CONNELL DESIGN GROUP, LLC 14000 WILLOW CREEK DRIVE 1400 WILLOW CREEK DRIVE SUITE 400 P.O. BOX 114480 OAKLAND, CA 94611-4480 (PH) 714-486-0100 • (FAX) 714-486-1547		
PREPARED BY: APY		
CHECKED BY: DAF		
APPROVED BY: DAF		
#	DATE	REVISIONS
1	5/16/07	BOX ZONING
2	5/29/07	TITLE REVIEW
3	5/16/08	CANDIDATE NUMBER
<div style="display: flex; align-items: center; justify-content: center;">  <div> <p style="margin: 0;">FLOYD SURVEYING, INC.</p> <p style="margin: 0; font-size: small;">134 CUMMINS RD. WINDYBROOK, UT 84085 OFFICE/FAO (801) 331-2412 EMAIL: info@floydsurvey.com</p> </div> </div> <div style="text-align: center; margin-top: 20px;">  </div>		
<div style="text-align: center;"> <p>SITE NAME</p> <p style="font-size: large; font-weight: bold;">SCE-MESA WALNUT</p> </div>		
<div style="text-align: center;"> <p>SITE NUMBER</p> <p style="font-size: large; font-weight: bold;">IE25732-A</p> </div>		
<div style="text-align: center;"> <p>SITE ADDRESS</p> <p>S. FRAME AVE & S. HOLMES CIRCLE HACIENDA HEIGHTS, CA 91745</p> </div>		
<div style="text-align: center;"> <p>SHEET TITLE</p> <p style="font-size: large; font-weight: bold;">SITE SURVEY GENERAL INFORMATION</p> </div>		
<div style="text-align: center;"> <p>SHEET NUMBER</p> <p style="font-size: x-large; font-weight: bold;">LS1</p> </div>		





ADD. LEGEND

BSL	EDGE OF BUSH LINE
ELV	ELECTRICAL CABINET
ELTR	ELECTRICAL TRANSFORMER
EL	ELECTRICAL WALL
ER	EDGE OF DIRT ROAD
FL	FLUORESCENT CABLE & CULTER
FNC	FENCE
FP	FOOTPOST
GR	GROUND SPOT ELEVATION
IS	ISOLATION
TD	TOWN LED
TR	TRUCK TOP
W	WIRE OVERHEAD


1) This is not a boundary survey. This is a specialized topographic map. The property lines and easements shown herein are from record information as noted herein. Floyd Surveying, Inc. translated the topographic survey to record information using the two found monuments shown herein. No site research was performed by Floyd Surveying, Inc.

2) Any changes made to the information on this plan, without the written consent of Floyd Surveying, Inc. renders Floyd Surveying, Inc. of any and all liability.


3) These drawings & specifications are the property & copyright of Floyd Surveying, Inc. & shall not be used on any other work except by agreement with the Surveyor. Station dimensions shall take precedence over scaled & shall be verified on the job site. Any discrepancy shall be brought to the notice of the Surveyor prior to commencement of any work.

4) Field survey completed on May 14, 2007.

AC	AIR CONDITIONER	MC	PARCEL MAP
AS	ASPHALT	PM	PARKING METER
BC	BOTTOM OF CURB	PP	POWER POLE
BDS	BUILDING	RR	RECORD OF SURVEY
B	BOLLARD	RO	ROOF DRAIN
C	CONCRETE	ROO	ROOF OUTLET
CP	CONTROL POINT	ROPT	ROOF TOP
D	DOOR	RV	ROOF VENT
E	ELECTRIC BOX	S	SEWERY SINK
F	FENCE	SM	SEWER CLEAN OUT
FI	FIRE HYDRANT	SP	SPRINKLER
FM	FOUND MONUMENT	SE	SEWER
G	GAS METER	SE	SEWER
GV	GAS VALVE	SE	SEWER
GP	GPS POINT	SE	SEWER
GR	GRAVEL	SE	SEWER
HA	HEAVY	SE	SEWER
H	HEADER	SE	SEWER
I	INLET	SE	SEWER
IB	IRIGATION BOX	SE	SEWER
IBV	IRIGATION VALVE	SE	SEWER
L	LIGHT BUILDING	SE	SEWER
LG	LIGHT GROUND	SE	SEWER
LS	LIGHT STREET	SE	SEWER
MD	MEASURED DISTANCE	SE	SEWER
MW	MONITORING WELL	SE	SEWER




3257 E. GUASTI RD.
SUITE 200
ONTARIO, CA 91761



CONNELL DESIGN GROUP, LLC
CONSULTING CIVIL ENGINEERS
4440 MACARTHUR BLVD. SUITE 400
FREMONT, CA 94538
(925) 434-0000 FAX (925) 434-0001

PREPARED BY: APT	REVISIONS
CHECKED BY: DAF	1. 5/16/07 BOX ZONING
APPROVED BY: DAF	2. 5/29/07 TITLE REVIEW
	3. 5/16/08 CANDIDATE NUMBER



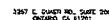
FLOYD SURVEYING, INC.
1300 SUMMIT RD.
NORWALK, CT 06851
OFFICE: (203) 331-0912
CELL: (203) 331-0912

SITE NAME	SCE-MESA WALNUT
SITE NUMBER	IE25732-A
SITE ADDRESS	S. FRAME AVE & S. HOLMES CIRCLE HACIENDA HEIGHTS, CA 91745
SHEET TITLE	SITE SURVEY GENERAL INFORMATION
SHEET NUMBER	LS2

DETAILED SITE PLAN

SCALE: 1"=10'

LEGEND



PLANS PREPARED BY:



CONNELL DESIGN GROUP, LLC
 10000 W. 10th Avenue, Suite 100
 Denver, CO 80231
 Tel: 303.750.0000
 Fax: 303.750.0001
 www.connell-design.com

CDG#: 10-9011

CONSULTING GROUP:

[illegible]

SITE INFORMATION:
SCE MESA WALNUT
CENTER OLINDA M4-T2
1962

IE25732A

2. FRAME AVE. & S. HOLMES CIR
HACIENDA HEIGHTS, CA 91745
COUNTY OF LOS ANGELES

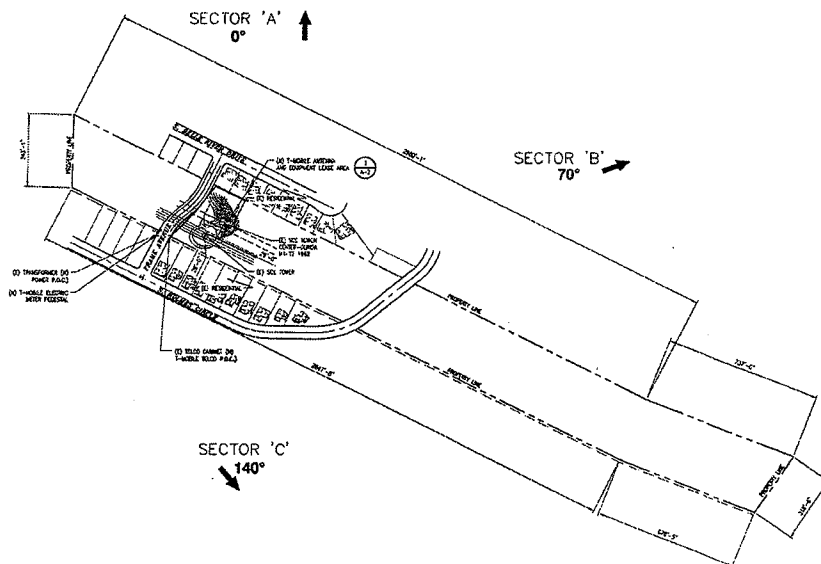
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SHEET TITLE: _____


SITE PLAN

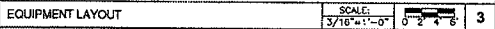
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A-1

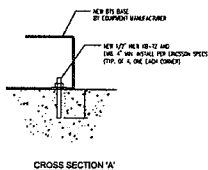


SITE PLAN

SCALE:  0 100 200'



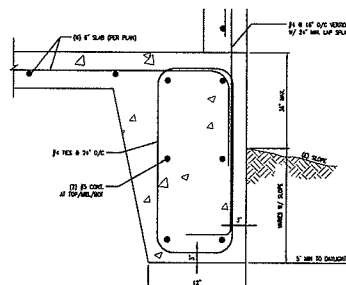
A-2



SCALE:	1
N.T.S.	



SCALE:	2
N.T.S.	



SCALE:	
N.T.S.	



SCALE:	
N.T.S.	

5257 E. GUASTI RD., SUITE 200
ONTARIO, CA 91761

PLANS PREPARED BY:

150

100

CONNELL DESIGN GROUP, LLC
CONSULTING CIVIL ENGINEERS

LEWISTON/COCKET, 547TH AIR NEWPORT BEACH
(408) 733-4407 OFFICE - (408) 733-3311 FIVE

CDG#: 10-9011

CONSULTING GROUP:

[illegible]

SCE MESA WALNUT
CENTER OLINDA M4-T2
1962

IE25732A

S. FRAME AVE. & S. HOLMES C.

HACIENDA HEIGHTS, CA 917
COUNTY OF LOS ANGELES

SHEET TITLE:

ARCHITECTURAL DETAILS

— SHEET NUMBER: _____

A-5

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3207 E. 54TH AVE., SUITE 200
DANFORD, CA 91715

PLANS PREPARED BY:
EDG
CONNELL DESIGN GROUP, LLC
CONSULTING ENGINEER
3400 MITCHELL BLVD., SUITE 100, SAN JOSE, CA 95128
P.O. BOX 10000, SAN JOSE, CA 95108
CDG#: 10-0011

CONSULTING GROUP:

NO.	DATE	DESCRIPTION	BY	CHK
1	10/20/10	RFS CDS	JPC	

NO.	DATE	DESCRIPTION	BY	CHK
1	10/20/10	RFS CDS	JPC	

SITE INFORMATION:
**SCE MESA WALNUT
CENTER OLINDA M4-T2
1902**
S. FRAME AVE. & S. HOLMES CIR.
TUCUENCA HILLSIDE, CA 91782
COUNTY OF LOS ANGELES

SEAL:

SHEET TITLE:
**ARCHITECTURAL
DETAILS**

SHEET NUMBER:
A-6

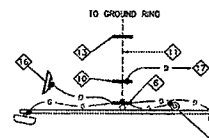
<p>ERICSSON CABINET W/ BASE FRAME</p> <p>SCALE: N.T.S.</p>	<p>CABINET SPECS</p> <p>SCALE: N.T.S.</p>	<p>RBS BASE FRAME (PLINTH)</p> <p>SCALE: N.T.S.</p>
<p>GPS ANTENNA</p> <p>SCALE: N.T.S.</p>	<p>RBS BASE FRAME HOLE PATTERN</p> <p>SCALE: N.T.S.</p>	<p>CONDUIT STUB UP AT GRADE</p> <p>SCALE: N.T.S.</p>
<p>COAX CABLE LADDER (ICE BRIDGE)</p> <p>SCALE: N.T.S.</p>	<p>ANTENNA DETAIL</p> <p>SCALE: N.T.S.</p>	<p>TMA DETAIL</p> <p>SCALE: N.T.S.</p>



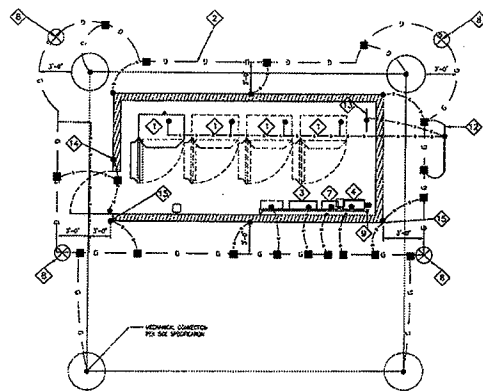
- ① (N) T-MOBILE EQUIPMENT CABINETS (4 TOTAL)
- ② (N) GROUND WIRE 2/0 BARE STRANDED
GROUND WIRE RUN 30' BELOW GRADE
- ③ TELCO CABINET
- ④ PPC CABINET
- ⑤ GPS ANTENNA
- ⑥ ANTENNA GROUND BUS BAR @ EACH SECTOR
- ⑦ FUSED DIS. SWITCH
- ⑧ GROUND ROD $\frac{1}{2}$ "
- ⑨ EMERGENCY GENERATOR RECEPTACLE
- ⑩ ANTENNA GROUND BUS BAR AT
BOTTOM OF (N) TOWER LEG
- ⑪ AWS 2 GROUND WIRE TO ANTENNA
GROUND BUS BAR AT LEASE AREA.
(FROM BANK ROUTING)
- ⑫ MASTER GROUND BUS @
EQUIPMENT $\frac{1}{2}$ "
- ⑬ ANTENNA GROUND BUS BAR IN
EQUIPMENT
- ⑭ GATE GROUNDING $\frac{1}{2}$ "
- ⑮ FENCE POST GROUNDING @
EVERY CORNER & EVERY
OTHER LINE POST
- ⑯ PARABOLIC ANTENNA
- ⑰ AWS 2/0 BARE STRANDED
COPPER GROUND WIRE TO
GROUND RING

• MECHANICAL CONNECTION
 ■ EXOTHERMIC WELD (CADWELD/THERMOWELD) CONNECTION.
 ⊗ 5/8" x 10'-0" COPPER, DR COPPER CLAD STEEL GROUND ROD AT 10'-0" O.C. (MAX)
 — 2/G ROW
 S.O.H. S.O.H. SECONDARY OVERHEAD

1. PLANT DRAWINGS SHOULD SHOW: MEANS AND DIMENSIONS AND DOES NOT NECESSARILY DEFECT THE EXACT EQUIPMENT QUANTITIES, LOCATION, LAYOUT AND CONFIGURATION. REFER TO ARCHITECTURAL PLANS FOR EXACT EQUIPMENT LOCATION, LAYOUT AND CONFIGURATION.
2. PLANT DRAWINGS SHOULD NOT SHOW THE NECESSARILY DEFECT THE EXACT RECOMMENDED DIMENSIONS, EQUIPMENT AND DIMENSIONS SUCH AS THE EQUIPMENT COORDINATE REQUIREMENTS, POWER REQUIREMENTS AND TIE IN AND/OR REQUIREMENTS.
3. REFER TO ARCHITECTURAL PLANS FOR THE LOCATION OF POWER AND TIELO POINT OF CONNECTIONS, THE DISTANCE OF THE RUNS AND THE SUBSEQUENT ROUTING. THE ROUTING OF THE EXISTING CONDITIONS SPECIFICALLY FOR CONDUIT ROUTING PRIOR TO BID.



TYP. ANTENNA GROUNDING

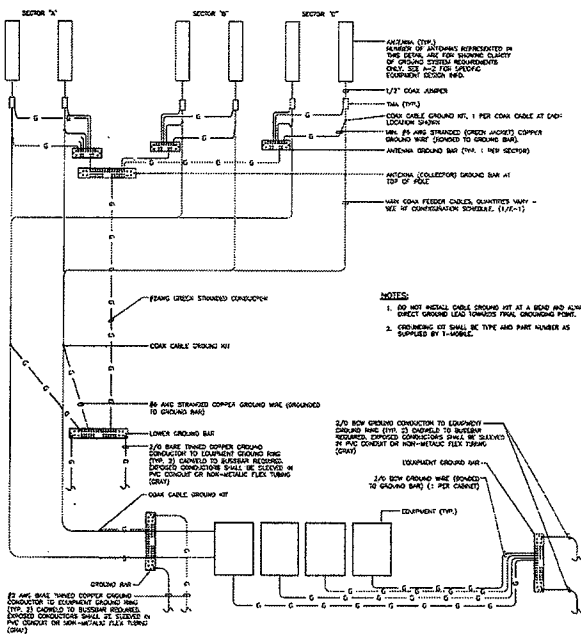


GROUNDING PLAN

	SCALE: $3/8" = 1' - 0"$	1
---	----------------------------	----------

- [illegible]

SCALE:	2
N/E	



COAX CABLE GROUNDING SCHEMATIC DIAGRAM

SCALE:	3
M.T.C.	

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3257 E. OLIVAST RD., SUITE 200
ONTARIO, CA 91761

PLANS PREPARED BY: 

CONNELL DESIGN GROUP, LLC
CORPORATE ENGINEERS
443 MACARTHUR BLVD., SUITE 400, WESTPORT, MA 01886
TEL: 978-467-0775 FAX: 978-467-0776
CDG#: 10-9C11

CONSULTING GROUP:

[illegible]

SITE INFORMATION:
SCE MESA WALNUT
CENTER OLINDA M4-T2
1962
IE25732A
9. FRAME AVE. & R. HOLMES CIR.
HACIENDA HEIGHTS, CA 91746
COUNTY OF LOS ANGELES

SEAL:

**SHEET TITLE: GROUNDING PLAN,
GROUNDING NOTES, AND
COAX CABLE GROUNDING
SCHEMATIC DIAGRAM**

SHEET NUMBER: _____

E-3

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2317 E. SHAW ST., SUITE 200
DOWNEY, CA 91701

PLANS PREPARED BY:
EDGE
CONNELL DESIGN GROUP, LLC
ENGINEERING & DESIGN
101 MACARTHUR BLVD., SUITE 400
PASADENA, CA 91367
CDG#: 10-9011

CONSULTING GROUP:

NO. DATE DESCRIPTION: BY:

1 10/20/10 90% CDS JPC

SITE INFORMATION:

SCE MESA WALNUT

CENTER OLINDA M4-T2

1962

IE25732A

5 FRANK AVE. & N. HOLMWOOD CBL

HACIENDA HEIGHTS, CA 91746

COUNTY OF LOS ANGELES

SEAL:

SHEET TITLE:

ELECTRICAL

DETAILS

SHEET NUMBER:

E-5

<p>GROUND BUS 24"x4"x1/8" THICK TYPED COPPER BUS BAR 1/2" x 4" SPACER 8" O.C. (MAX)</p> <p>PLASTIC INSULATION NOT REQUIRED (OPTIONAL)</p> <p>COPPER GROUND BUS BAR</p> <p>INTERNAL GROUND BUS: 1/2"x3/4"x1/8" THICK COPPER BUS BAR 1/2" x 4" SPACER 8" O.C. (MAX)</p> <p>AS SHOWN GROUND BUS (TYP. FOR EACH GROUND RUN)</p>	<p>NOT USED</p>	<p>TYPE 3A, TYPE 3B, TYPE 3C, TYPE 3D, TYPE 3E, TYPE 3F, TYPE 3G, TYPE 3H, TYPE 3I, TYPE 3J, TYPE 3K, TYPE 3L, TYPE 3M, TYPE 3N, TYPE 3O, TYPE 3P, TYPE 3Q, TYPE 3R, TYPE 3S, TYPE 3T, TYPE 3U, TYPE 3V, TYPE 3W, TYPE 3X, TYPE 3Y, TYPE 3Z</p>	<p>SCALE: N.T.S.</p> <p>1</p> <p>SCALE: N.T.S.</p> <p>2</p> <p>SCALE: N.T.S.</p> <p>3</p>
<p>GROUND BAR</p>	<p>NOT USED</p>	<p>CADWELD CONNECTIONS</p>	<p>SCALE: N.T.S.</p> <p>4</p> <p>SCALE: N.T.S.</p> <p>5</p> <p>SCALE: N.T.S.</p> <p>6</p>
<p>NOT USED</p>	<p>ACCESS GATE GROUNDING</p>	<p>MECHANICAL CONNECTIONS</p>	<p>SCALE: N.T.S.</p> <p>7</p> <p>SCALE: N.T.S.</p> <p>8</p> <p>SCALE: N.T.S.</p> <p>9</p>
<p>UNUSED</p>	<p>GROUND ROD DETAILS</p>	<p>STUB UP @ POLE</p>	<p>SCALE: N.T.S.</p> <p>10</p>



3257 E. Guasti Road
Suite 200
Ontario, CA 91761

Date: November 1st, 2010

STATEMENT OF COMPLIANCE WITH FCC

This Letter is to confirm that T-Mobile West Corporation's proposed cell **Site #IE25732 (Site name: SCE Mesa Walnut)**, will comply with the FCC regulations regarding PCS frequency emissions.

T-Mobile operational frequencies of (PCS-TX) 1970.4 to 1979.6 and (UMTS-TX) 2130-2135, 2150 to 2155 Megahertz for the transmit and (PCS-Rx) 1890.4 to 1899.6 and (UMTS-Rx) 1730-1735, 1750 to 1755 Megahertz for the receive are well outside the frequency bands associated with Radio Stations, Television Stations, Police, Fire and Emergency services.

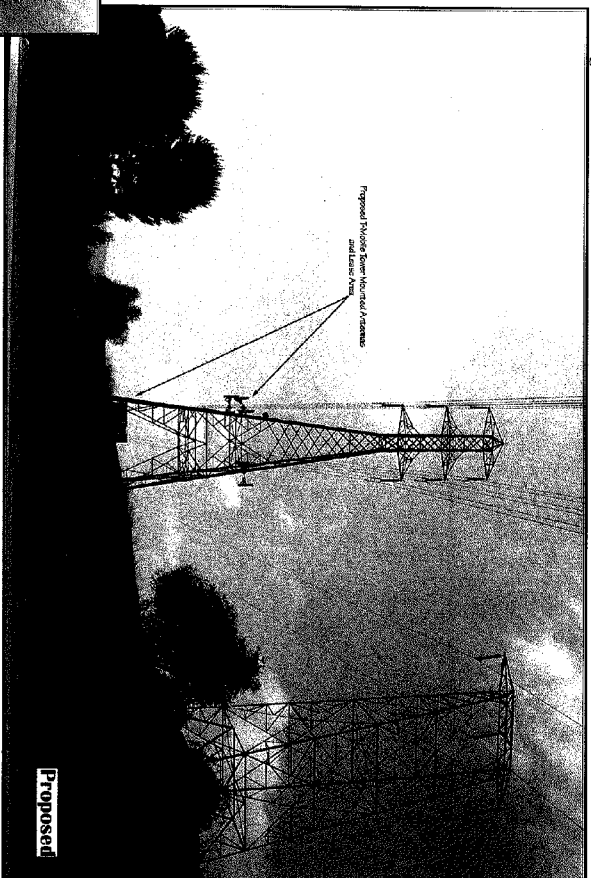
T-Mobile obtained a broadcast license in the PCS F Block, 1970 to 1975, PCS Block C3, 1975 to 1980 Megahertz for the transmit and 1890 to 1895, 1895 to 1900 Megahertz for the receive, UMTS Band 2130 to 2135, 2150 to 2155 MHz for the Transmit and 1730 to 1735, 1750-1755 for the receive. Pursuant to FCC regulations 47 CFR part 24, subpart E, sections 24.200 through 24.238 – T-Mobile must comply with the stated directives for Broadband PCS providers. T-Mobile will meet or exceed the stated requirements for Broadband PCS providers.


Preet Singh
RF Engineer
T-Mobile

IE25732B

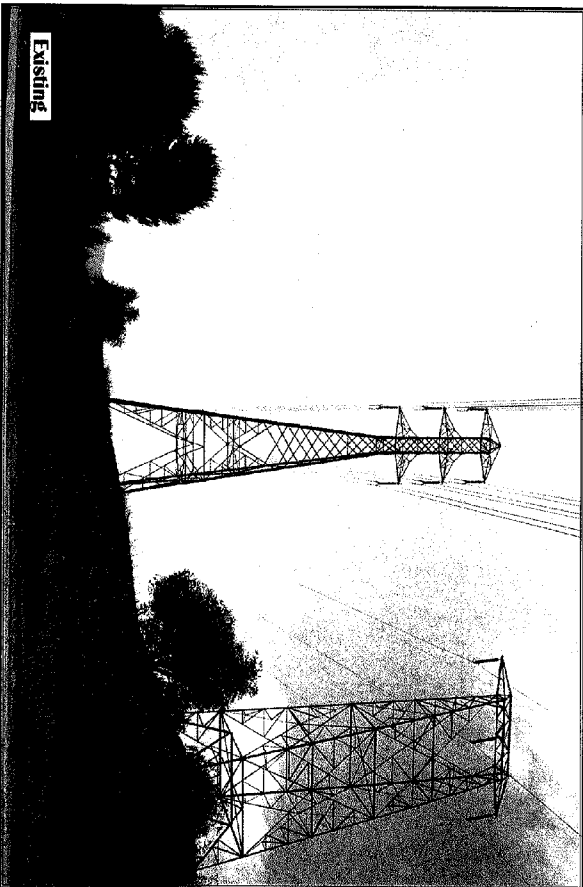
SCE Mesa Walnut Center Olinda M4-T4 Hacienda Heights, CA 91745

..F..Mobile-



View 1

View Notes:
From S. Frame Ave., looking east toward proposed site



T-Mobile USA
3 Imperial Promenade
Santa Ana, CA 92707
(714) 850-2400

Applicant

Trillium Telecom Services
5912 Bolsa Ave, Suite 202
Huntington Beach, CA 92608
(714) 799-2000

Contact

Photographic Simulations Provided By:

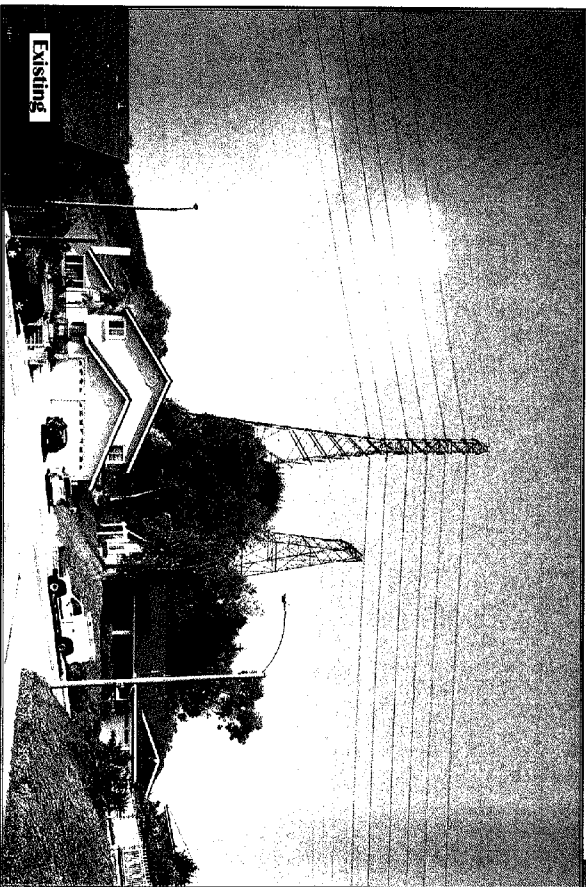
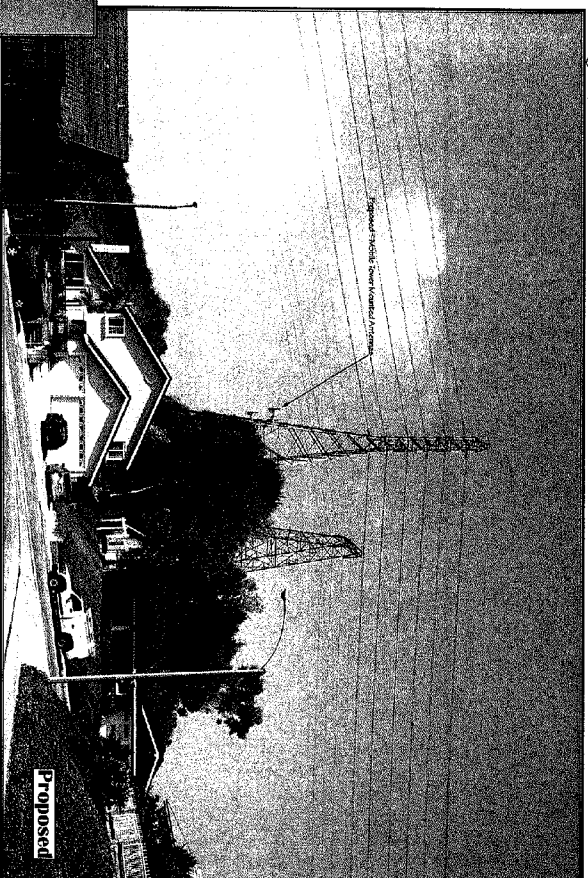
DREAMZ
2001 S. Orange Lake
Suite 100
Anaheim, CA 92808
(866) 961-5295
www.dreamz.com

This illustration is representative of the proposed project based on information provided by the client. Digital Frontier is not responsible for any simulation production design changes.

IE25732B

SCE Mesa Walnut Center Olinda M4-T4 Hacienda Heights, CA 91745

■ ■ T ■ ■ Mobile ■



View 2

View Notes:
From S Olaf Rd, looking south toward proposed site.

T-Mobile USA
3 Imperial Promenade
Santa Ana, CA 92707
(714) 850-2400

Trillium Telecom Services
5912 Bolsa Ave, Suite 202
Huntington Beach, CA 92608
(714) 799-2000

Applicant

Contact

Photographic Simulations Provided By:

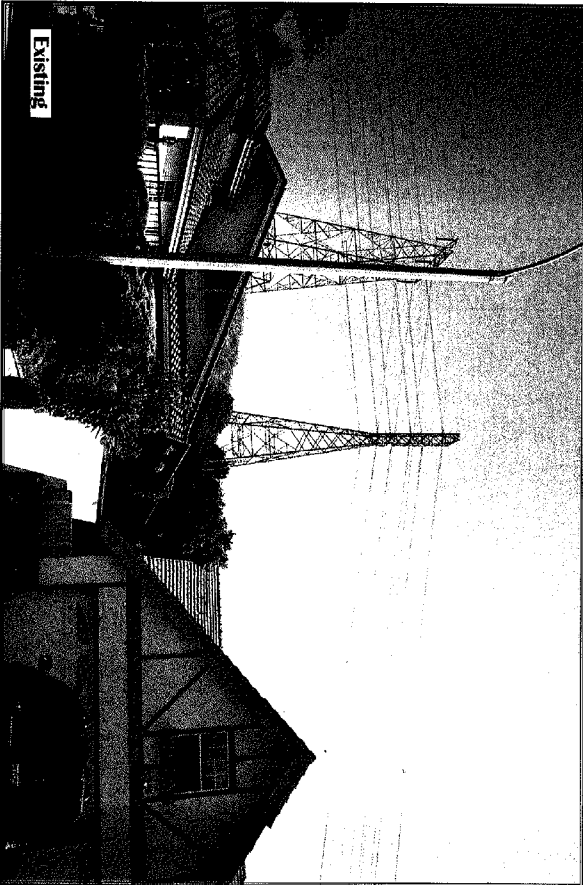
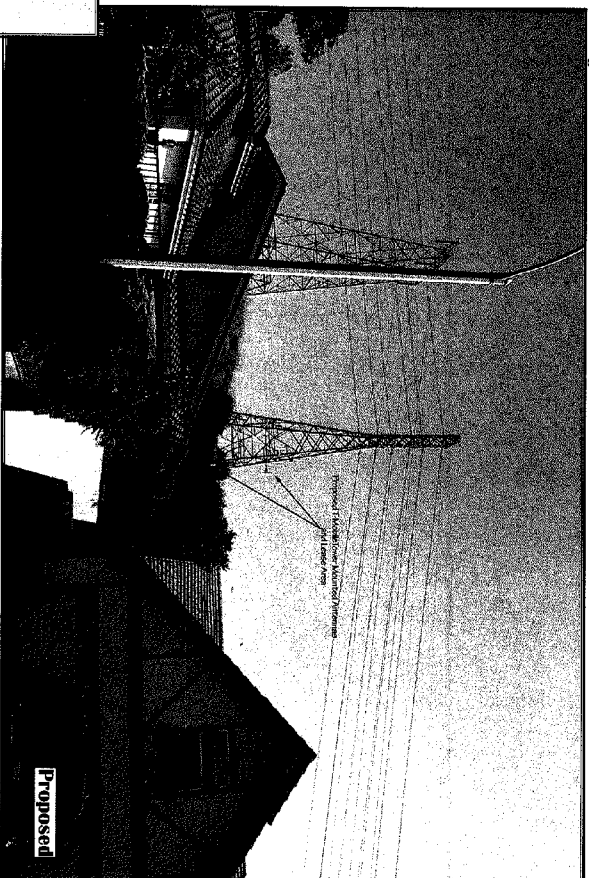
DREAMZ
20014 Creative Lane
Suite 100, Irvine, CA 92618
(949) 451-9235
www.dreamz.com

This illustration is a representation of the proposed project based on information provided by our client. Digital Dreamz is not responsible for final simulation presentation design changes.

IE25732B

SCE Mesa Walnut Center Olinda M4-T4 Hacienda Heights, CA 91745

••T••Mobile••



View 3

View Notes:

View looking north from S. Holmes Circle.

T-Mobile USA
3 Imperial Promenade
Santa Ana, CA 92707
(714) 850-2400

Trillium Telecom Services
5912 Bolsa Ave, Suite 202
Huntington Beach, CA 92608
(714) 799-2000

Applicant

Contact

Photographic Simulations Provided By:

DREAMZ
2014 Creative Lane
Suite 100
Apple Valley, CA 92308
(866) 965-5285

This illustration is representative of the proposed project based on information provided by our client. Digital Simulations are not responsible for any Simulations' Production Design Changes.

EXECUTIVE OFFICE – BOARD OF SUPERVISORS

AGENDA ENTRY

DATE OF MEETING	MAY 17, 2011
DEPARTMENT NAME:	COUNTY COUNSEL
BOARD LETTERHEAD:	COUNTY COUNSEL
SUPERVISORIAL DISTRICT AFFECTED:	FOURTH
VOTES REQUIRED:	3
CHIEF INFORMATION OFFICER'S RECOMMENDATION:	<input type="checkbox"/> APPROVE <input type="checkbox"/> APPROVE WITH MODIFICATION <input type="checkbox"/> DISAPPROVE

****** ENTRY MUST BE IN MICROSOFT WORD ******

Instructions: To comply with the Brown Act requirement, the reader should fully understand what the department is asking the Board to approve. The recommendation must describe what the action is for, with whom the action is being taken, fiscal impact, including money amounts, funding sources and effective dates. Also, include an instruction for the Chair(man) or Director to sign when such signature is required on a document.

Recommendation:

Hearing on Project No. R2007-02104-(4), which consists of Conditional Use Permit R2007-00149-(4), as revised, to allow the installation and maintenance of a wireless telecommunication facility by the applicant, T-Mobile West Corporation, on a Southern California Edison lattice tower consisting of six antennas with associated equipment installed at the based of the tower, located on a parcel between South Frame Avenue and South Holmes Circle in the Hacienda Heights Zoned District, and review of the determination that the project is exempt from the California Environmental Quality Act (CEQA) pursuant to a CEQA Class 3 categorical exemption.